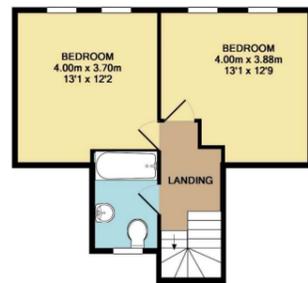


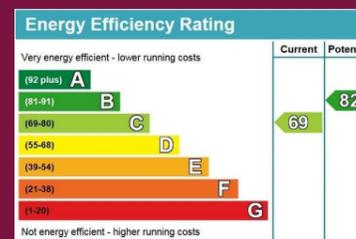


GROUND FLOOR  
APPROX. FLOOR  
AREA 109.3 SQ.M.  
(1177 SQ.FT.)



1ST FLOOR  
APPROX. FLOOR  
AREA 39.0 SQ.M.  
(420 SQ.FT.)

TOTAL APPROX. FLOOR AREA 148.3 SQ.M. (1596 SQ.FT.)  
Measurements are approximate. Not to scale. Illustrative purposes only.  
Made with Metropix ©2017



33 Potters Way, Laverstock  
Salisbury, Wiltshire SP1 1PX

£595,000 Freehold

We are pleased to offer to market this beautiful four / five-bedroom detached chalet set in a popular location in Laverstock. The accommodation on the ground floor comprises of; entrance hallway, lounge measuring 16'8" max x 15'11" max, dining room, kitchen with central island, utility room, two cloakrooms, study / bedroom five and two further double bedrooms. On the first floor the property consists of; landing, two further double bedrooms and a family bathroom. Outside the chalet offers ample off-road parking, garage and mature gardens to the front and rear. Viewing is highly recommended to appreciate this lovely family home and its versatile accommodation.

IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floorplans are included they are for guidance and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



## Overview

- FOUR / FIVE BEDROOM CHALET
- SOUGHT AFTER LAVERSTOCK LOCATION
- TWO RECEPTION ROOMS
- KITCHEN WITH CENTRAL ISLAND
- UTILITY ROOM
- LOUNGE MEASURING 16'8" MAX X 15'11" MAX
- LOVELY MATURE FRONT AND REAR GARDENS
- AMPLE PARKING AND GARAGE
- SOLD WITH NO FORWARD CHAIN
- VIEWING ESSENTIAL



Entrance Hallway

Downstairs Cloakroom

Lounge 16'8" max x 15'11" max

Dining Room 13'8" max x 10'4" max

Kitchen 16'2" max x 11'11" max

Utility Room

Downstairs Cloakroom

Study / Bedroom Five 9'1" max x 7'1" max

Bedroom Four 12'0" max x 7'11" max

Bedroom Three 14'10" max x 12'0" max

First Floor Landing

Family Bathroom

Bedroom Two 13'1" max x 12'2" max

Bedroom One 13'1" max x 12'9" max

Mature Front and Rear Gardens

Garage with Driveway

### Agents Note

The pictures used on the current listing are of the property pre tenancy, this is to protect the tenant's privacy. The property requires some updating and improvements throughout.

### Sales Disclaimer (OVM)

These particulars are believed to be correct and have been verified by or on behalf of the Vendor. However, any interested party will satisfy themselves as to their accuracy and as to any other matter regarding the Property or its location or proximity to other features or facilities which is of specific importance to them. Distances and areas are only approximate and unless otherwise stated fixtures contents and fittings are not included in the sale. Prospective purchasers are always advised to commission a full inspection and structural survey of the Property before deciding to proceed with a purchase.