







## 39 Chatham Close, Salisbury, Wiltshire, SP1 3JR

- Two double bedrooms
- Good size accommodation
- Available Mid March
- Modern fitted kitchen
- New double glazed windows
- Views to Salisbury Cathedral and surrounding countryside
- Balcony

### The Property

A well presented, light and airy property with good sized two double bedrooms. This first floor apartment has recently been fitted with brand new double glazed windows throughout allowing superb views over Old Sarum at the rear of the property and Salisbury Cathedral to the front.

### Location

Chatham Close is a quiet street located just off Stratford Road, on the northern edge of Salisbury. The property is within a comfortable walking distance of the city centre where there is an excellent range of facilities - shopping, educational, leisure, cultural as well and a mainline station with trains to London Waterloo (journey time approximately 90 minutes).

### Tenancy & Restrictions

To be let unfurnished on an Assured Shorthold Tenancy (minimum term of 12 months, thereafter on a monthly basis). No smokers or sharers.

**Size:** 750 sq ft

**Council Tax:** Wiltshire £1,704.74  
(2022/23), Band B



**Dilapidation Deposit:** Equivalent to 5 weeks' rent, to be held by The Deposit Protection Service for the duration of the tenancy.

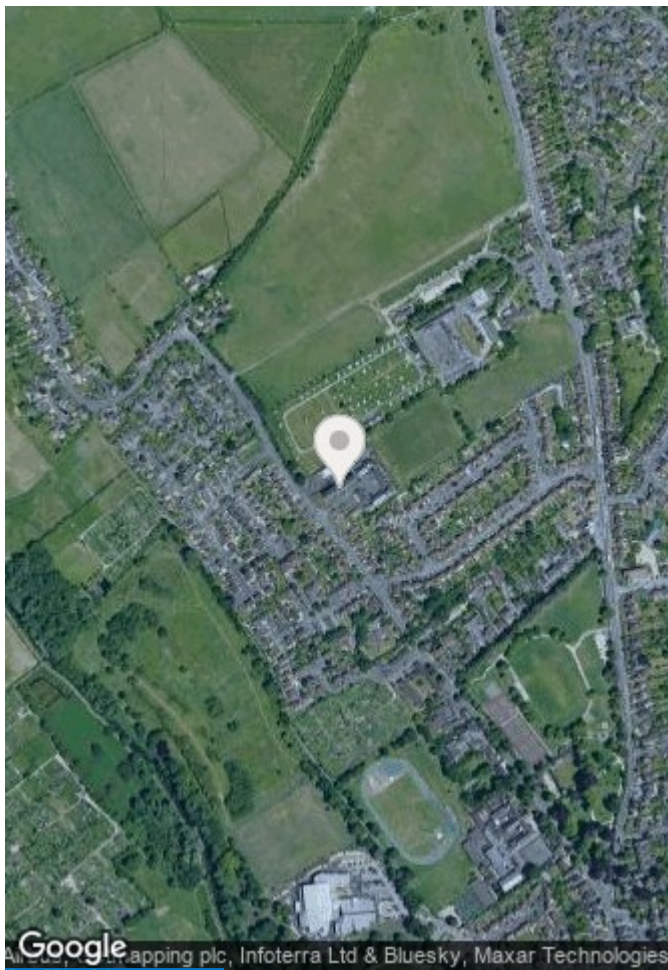
**Holding Deposit:** Equivalent to one weeks' rent.

**Services:** Mains gas, electricity, water and telephone.

**Other Fees:** See Website.

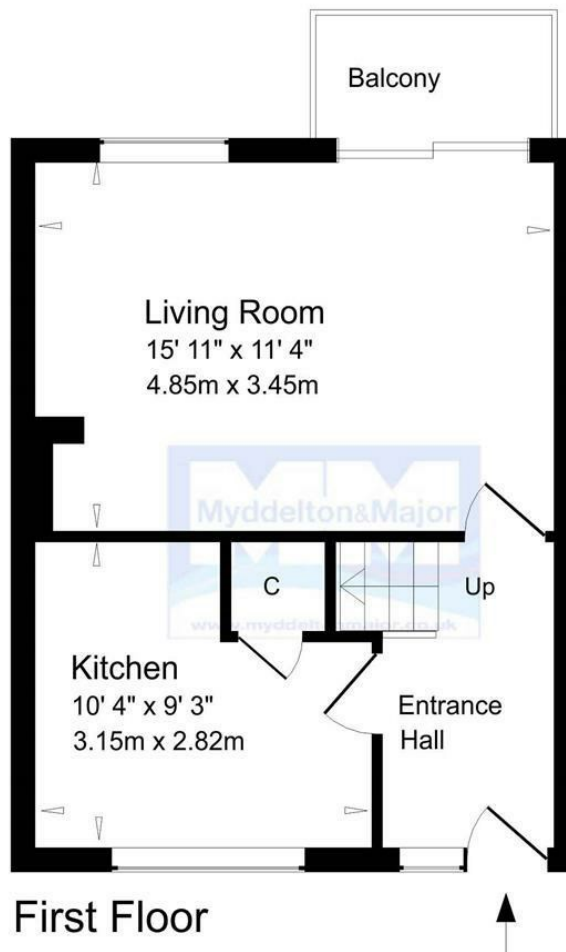




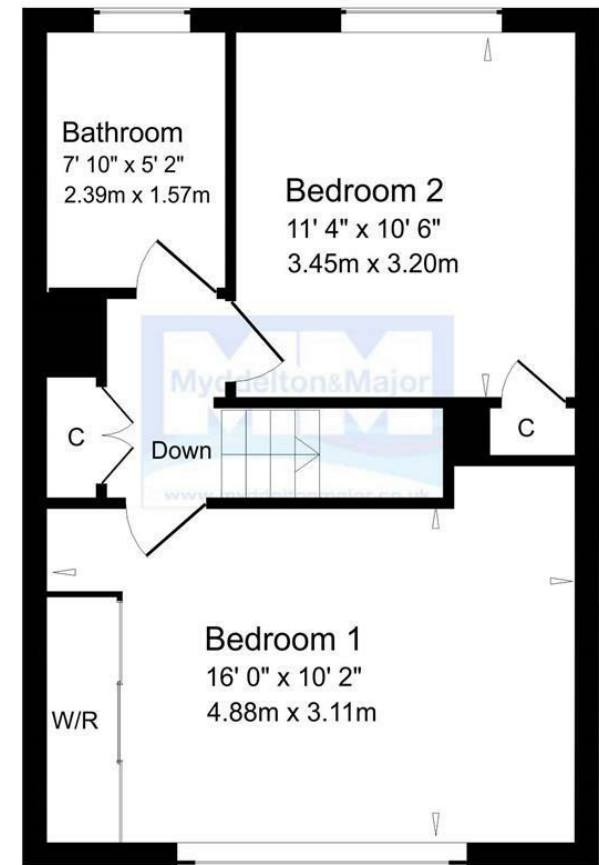


Google Mapping plc, Infoterra Ltd & Bluesky, Maxar Technologies

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
A (92-100)	
B (81-91)	
C (69-80)	74
D (55-68)	75
E (39-54)	
F (21-38)	
G (1-20)	
Not energy efficient - higher running costs	
England & Wales	
EU Directive 2002/91/EC	



First Floor



Second Floor



Approximate Gross Internal Floor Area 750 Sq. Ft./ 69.5 Sq. M

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Drawing Number : 164-982j

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