





4 Pragnell Court, Idmiston Road Porton, Wiltshire, SP4 0DG

- Modern Semi-Detached Home
- Open Plan Sitting/Dining
- Well-Appointed Kitchen
- Underfloor Heating (Ground Floor)
- Three Bedrooms
- Two Bathrooms
- Landscaped Garden
- Two Parking Spaces

The Property & Outside

The front door opens into a spacious entrance hall, with underfloor heating that extends throughout the entirety of the ground floor. The well-appointed kitchen includes an integrated oven and electric hob, dishwasher and fridge freezer, plus under-counter space for a washing machine. The spacious L-shaped sitting/dining room allows ample room for a good-sized dining set plus larger sitting room furnishings. Completing the ground floor is a guest W/C and understairs storage cupboard. On the first floor of the home are three bedrooms, two of which are doubles, and the family bathrooms. Of particular note is the principal bedroom, which has an en-suite shower room and fitted wardrobe. All bedrooms have attractive countryside views.

To the front of the property there are parking bays for two cars, and a paved path which leads to both the front of the property and around the side to the rear garden. There is a planted border in front of a veranda, which extends to the adjoining property. To the rear of the property, the garden is laid to paving immediately outside the back door and around the side to the garden gate. There is a lawn above wooden sleepers with a small planted border.

A modern semi-detached house, in the popular village of Porton.
With stylish accommodation, garden and parking for two vehicles.

Tenure: Freehold

Size: 1,025 ft²

EPC Rating: B (84)

Council Tax Band: D



3



1



2



2

Services - Mains electricity, gas, water, drainage, telephone and BT Fibre.

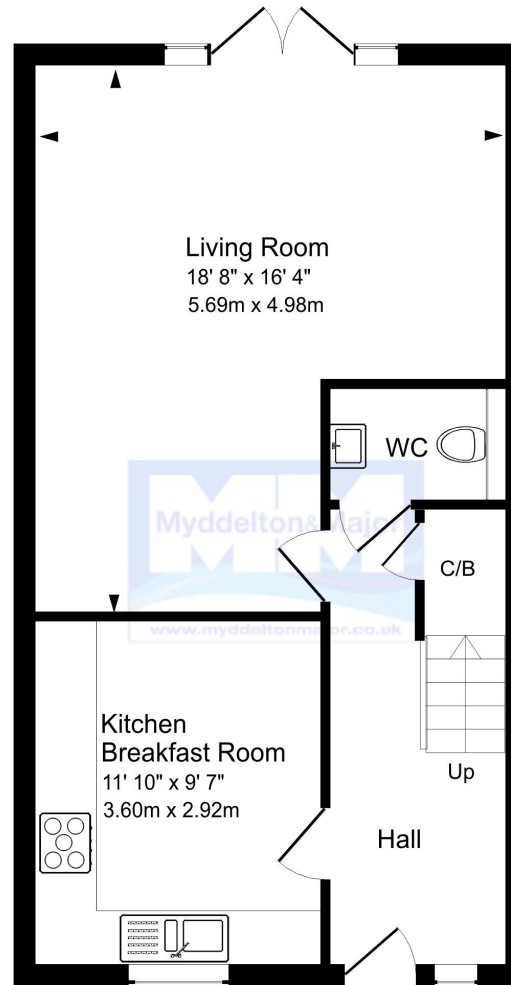
NB: There is a ongoing tenancy at the property, contracted until 31st March 2024.

Salisbury 6.5 Miles • Stockbridge 16 Miles • A303 Access 4.5 Miles • Grateley Train Station 7.5 Miles

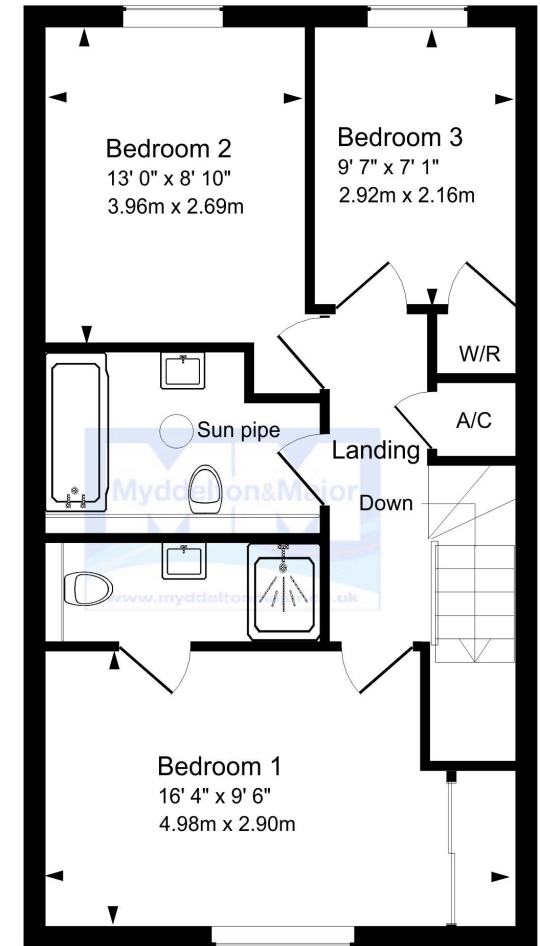
Location

Pragnell Court is within walking distance of Porton's local amenities which include a primary school, post office and shop, a doctor's surgery, takeaway, coffee shop, hairdressers, garage and churches. The village is five miles to the north of the Cathedral City of Salisbury, with a regular bus service.





Ground Floor



First Floor



Approximate Gross Internal Floor Area House : 1,025 Sq. Ft. / 95 Sq. M.

Measurements quoted are to IPMS: Residential 2
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