



SPACIOUS BARN CONVERSION IN RURAL ST. PETER

Dating back to 1837, this impressive property was originally a fine granite cider barn. This semi-detached home boasts a substantial 3,500 sq. ft. plus double garage and offers an abundance of space and versatility, making it ideal for a growing family. Maintained to a high standard by its current owner, the property is in excellent condition, with the potential for gentle modernization to enhance its inherent charm.

Spread across three spacious floors, this home provides a generous living arrangement and features an enclosed West facing garden which borders agricultural land.

The ground floor encompasses a large entrance hall, an open plan sitting/dining room, a fully equipped kitchen, a study, and a cloakroom. A top-quality Salisbury sunroom leading out into the garden, completes this level.

The first-floor hosts four bedrooms, with the primary bedroom being en suite. A delightful balcony off the primary bedroom adds to the charm.

The second floor boasts a sizable reception room and a WC. Situated in the heart of rural St. Peter, the property enjoys a serene setting, bordering picturesque agricultural fields. Residents benefit from easy access to village amenities, including M&S and the Co-Op, as well as inviting pubs, the nearby St. Peter's primary school, and St. George's Preparatory school.

Accessed via a communal driveway, the property offers ample parking for six cars.









































FEATURES

- Semi-detached granite barn conversion
- 3500 sq. ft + double garage
- Four bedrooms, two bathrooms
- Ground floor cloakroom plus boot room
- Four Reception rooms
- Rural lane location
- Very well maintained
- Salisbury hard wood conservatory

INFORMATION

- Borehole water
- Soakaway drainage (soda ash & magic eye treatment)
- Oil fired Central heating
- Double glazed
- Parking for 6 cars
- Double garage
- Communal approach driveway
- Parish rates for 2023 were £646.28
- Freehold and Entitled/Licensed



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GROSS INTERNAL AREA
 GROUND FLOOR: 1439 sq. ft, FIRST FLOOR: 1320 sq. ft, SECOND FLOOR: 731 sq. ft
 TOTAL: 3490 sq. ft
 EXCLUDED AREAS: GARAGE: 382 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

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