



Cann Lodge, Salisbury Street, Shaftesbury

Guide Price £200,000

Cann Lodge, Salisbury Road, Shaftesbury, Dorset, SP7 8ER

·Grade II Listed Building ·Spacious Two Bedroom Apartment ·Recently Refitted Kitchen & Bathroom Suites ·Town Centre Location ·Residents Parking ·EPC: Exempt

LOCATION

The North Dorset Saxon hilltop market town of Shaftesbury is famed for the iconic cobbled street of Gold Hill and rich history going back to the times of King Alfred.

Shaftesbury is a delightful community orientated town with an attractive and bustling High Street that provides most everyday requirements including a farmer's market, cafés, charity shops, various retail shops and a cottage hospital.

The local road network offers strong connections to the other main towns in the region including Gillingham, Salisbury, Sherborne, Warminster and Yeovil as well as to the South Coast. In addition the A303 links with the M3 that makes London accessible for the motorist.

There are railway stations at Gillingham (4.5 miles) and Tisbury (8 miles) with mainline services to London (Waterloo) and the West Country. Families are drawn to this area by the quality of life and excellent choice of state and independent schools including Port Regis, Clayesmore, Sandroyd, Bryanston, and St Mary's amongst many others. Shaftesbury also offers several ways to explore the stunning countryside and traditionally English villages of the Blackmore Vale, Cranborne Chase and Wiltshire Downs with their many miles of public footpaths and bridleways.

DESCRIPTION

Situated on the first floor of this charming Grade II listed building which has now been converted to form a small development of residential apartments, is this two-bedroom property that offers spacious rooms, high ceilings and a sense of character throughout.



Highlights of the accommodation include the sitting dining room complete with dual aspect windows and feature fireplace, whilst the kitchen is a modern suite featuring high gloss wall and floor mounted storage cupboards and an array of appliances.

The principal bedroom is complemented via built in wardrobes whilst the second bedroom offers flexibility of being a formal dining space, hobby room or study.

Completing the home is a recently updated shower room and further built in storage cupboards throughout.





OUTSIDE

Cann Lodge conveniently benefits from residents parking available on a first come, first serve basis.

TENURE

Leasehold.

SERVICES

Mains services are connected.

COUNCIL TAX

Dorset Council Tax Band B.

VIEWINGS

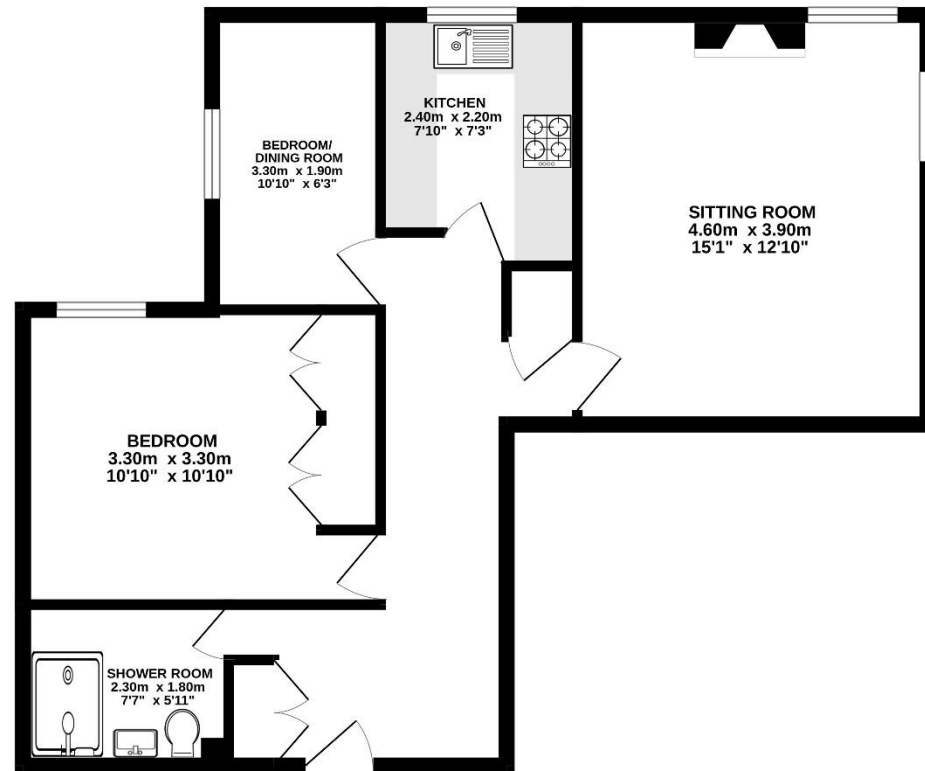
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FIRST FLOOR
59.7 sq.m. (642 sq.ft.) approx.



TOTAL FLOOR AREA : 59.7 sq.m. (642 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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