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1 Dowse Road, Devizes, Wiltshire, SN10 3FN

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⑨ 1 Dowse Road, Devizes, Wiltshire, SN10 3FN

⌚ Guide Price £385,000

A spacious, 4-bedroom link detached home, set across 3-storeys, in a quiet and well-established residential area of Devizes. With the famous Kennet & Avon canal a short stroll away and in catchment areas for fantastic schooling, this is a wonderful offering for families.

- 4-bedroom family home
- Spacious accommodation throughout
- Principal top floor suite with dressing room & en-suite
- Offered with no onward chain
- Garage and driveway parking
- 18'6ft living room
- Kennet & Avon canal on your doorstep
- Close walking distance to town centre
- Quiet & well-established residential area
- Within the catchment area for fantastic schools.

❖ Freehold

⑩ EPC Rating C



A wonderful home for families, with amazing walks along the Kennet & Avon canal on your doorstep, a modern play park round the corner and the thriving Devizes town centre a short stroll away. Offered with NO ONWARD CHAIN!

With spacious accommodation throughout, this modern, 4-bedroom link detached home, in a quiet and well established residential area of Devizes, offers all the conveniences you may need for family living.

Walking through the front door, a spacious entrance hallway greets you, offering storage space and a downstairs cloakroom. To the left hand side of the entrance hallway, a triple aspect, 18'6ft living room with ample natural light. Completing the ground floor accommodation is the high quality, well-equipped, kitchen diner, with a range of floor & wall mounted units, double oven & gas ring hob, ample space for utilities and access to the rear garden through French patio doors.

To the first floor, there are 3 bedrooms, 2 doubles, 1 with an en-suite shower room and a further single bedroom which could be used as a study space if needed. There is a modern family bathroom on this floor as well.

On the top floor, a superb principal suite with bespoke built in wardrobes, a large dressing area and modern en-suite shower room, with double length shower.

Externally, an easily maintainable rear-garden, mostly laid to shingle, with patio areas as well and a single garage with driveway parking in front, complete with EV charger.

#### **Situation**

Dowse Road is situated in a popular location close to the famous Kennet & Avon Canal on the northern side of town within a short level walking distance of the bustling town centre with its wide variety of shops, boutiques, café's, restaurants and other facilities and services. This historic market town has many other amenities including a leisure centre, schools for all ages, various supermarkets, cinema, theatre and thriving weekly market. The historic Kennet & Avon Canal provides good fishing and walking whilst the major centres of Bath, Salisbury, Swindon, Marlborough and Chippenham are all within a 30 mile radius.

#### **Property Information**

All mains services are connected.

EPC rating: C

Council tax band: D



## Dowse Road, Devizes, SN10

Approximate Area = 1527 sq ft / 141.8 sq m

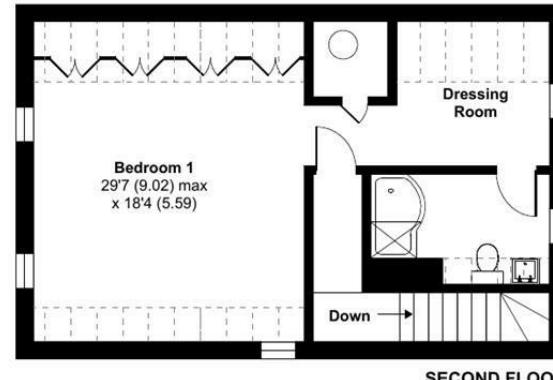
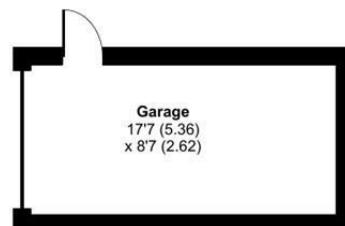
Limited Use Area(s) = 124 sq ft / 11.5 sq m

Garage = 153 sq ft / 14.2 sq m

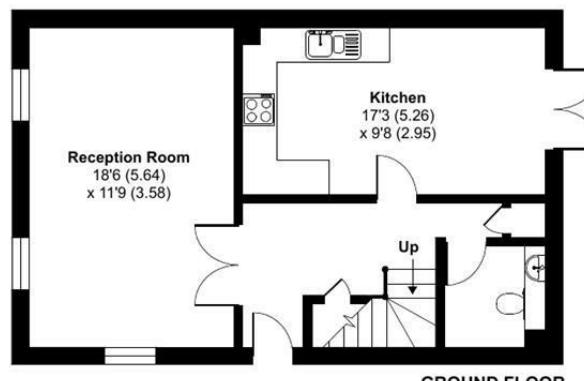
Total = 1804 sq ft / 167.5 sq m

For identification only - Not to scale

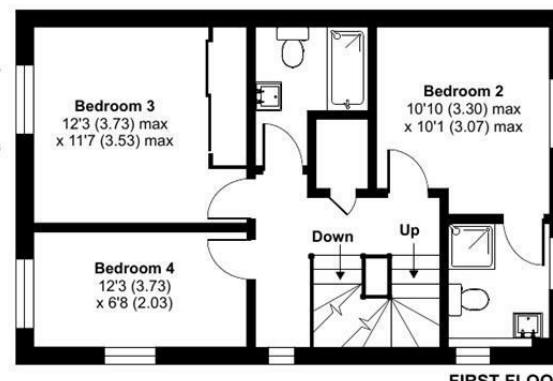
Denotes restricted  
head height



SECOND FLOOR



GROUND FLOOR



FIRST FLOOR



Certified  
Property  
Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024.  
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For further details 01380 723451  
devizes@strakers.co.uk

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