



📍 33 The Croft Meadow Drive, Devizes, Wiltshire, SN10 3BJ

🏠 Guide Price £170,000

An immaculately presented and very uptogether 2 bedroom first floor flat in The Croft.

- Light & Spacious First Floor Apartment
- Beautifully Presented Throughout
- Two x Bay Fronted Double Bedrooms
- Shower Room With Underfloor Heating
- Modern Refitted Kitchen
- Overlooking Well Kept Communal Gardens
- One Allocated Parking Space Plus Visitor Parking
- Easy Walking Distance Of The Town & Amenities
- Canalside Walks On The Doorstep

🏠 Leasehold

🏠 EPC Rating C



33 The Croft is a beautifully presented and significantly improved two double bedroom first-floor apartment, featuring a stylishly updated kitchen and a refitted shower room with underfloor heating. 'The Croft' is set within attractive communal gardens, just a short stroll from the Kennet and Avon Canal and the wide range of amenities in the centre of Devizes.

Internally, the apartment is tastefully decorated throughout and offers well-proportioned accommodation. The contemporary shower room includes a walk-in, double-width shower and the aforementioned electric underfloor heating. A spacious open-plan sitting/dining room of approximately 16ft overlooks the front communal gardens and features a wide opening into a smart, fitted kitchen complete with cooker and space for additional appliances. There are two generous double bedrooms, both enhanced by attractive bay windows.

This appealing home forms part of a well-regarded development of apartments and bungalows. Residents of The Croft benefit from access to a shared lounge, as well as a welcoming entrance lobby with entry phone system, individual letterboxes and lift access to the first floor.

Externally, the property includes one allocated parking space together with additional visitor parking.

Situation

'The Croft' is ideally situated just a short walk from the historic market town of Devizes. The town provides an excellent selection of amenities, including a variety of shops in the centre, a leisure centre, schools catering to all ages, several supermarkets, independent retailers, a theatre, and a popular weekly market. The picturesque Kennet and Avon Canal passes through Devizes, offering scenic walks and opportunities for fishing.

The larger centres of Bath, Salisbury, Swindon, Marlborough and Chippenham are all within approximately 30 miles, providing a wider range of shopping, employment, and leisure amenities.

Property Information

Leasehold - Remaining lease is 62 years - Bath Leasehold Management

Annual Service Charge is £2324.37 & Annual Ground Rent for this flat is £100

Council Tax Band: C

Services: Mains electricity, water and drainage connected. Economy 7 heaters plus under floor heating in bathroom.

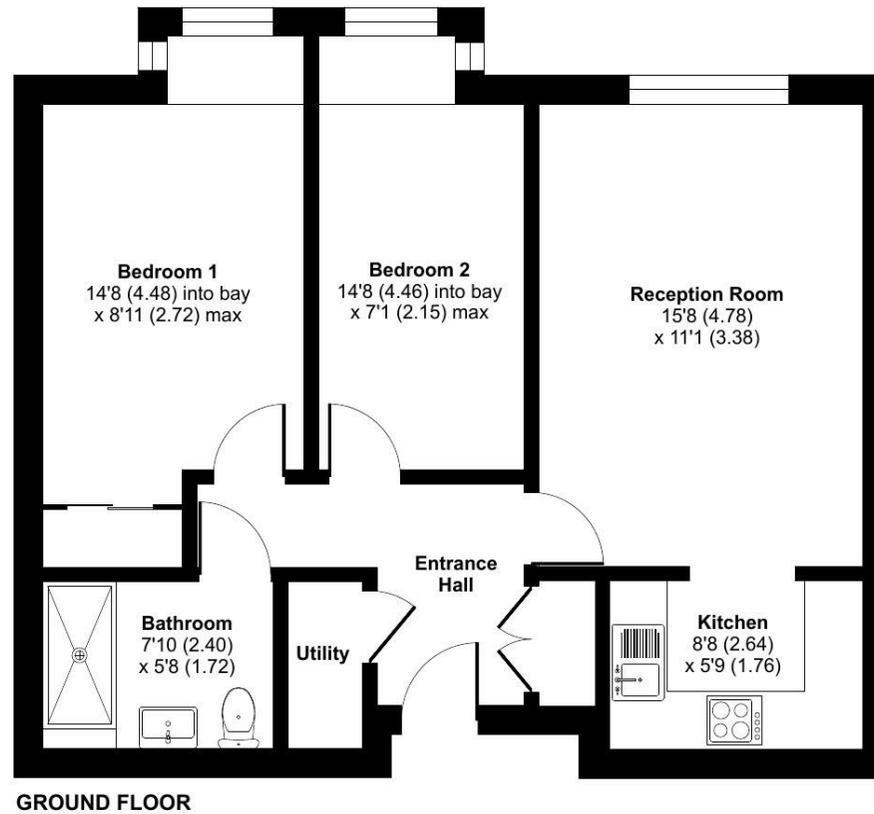
One allocated parking space. Additional visitor parking spaces are available.



Meadow Drive, Devizes, SN10

Approximate Area = 624 sq ft / 57.9 sq m

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Strakers. REF: 1416530

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