



FREEHOLD GUIDE PRICE

£250,000

22a Dowse Road

Devizes SN10 3FN



A modern three-bedroom semi-detached home situated away from the main road, close to a children's play area and within easy walking distance of the Kennet and Avon Canal and Devizes town centre.

- Close to the Kennet and Avon canal
- No onward chain
- Master bedroom with en-suite
- Safe enclosed garden to the rear
- Two parking spaces
- Gas central heating
- Double glazing



SUMMARY

Constructed approximately eight years ago, the property still offers the remainder of its NHBC warranty and is available for immediate occupation with no onward chain.

GROUND FLOOR

Entrance hall, stairs complete with stairlift. Cloakroom with W.C. and basin. Kitchen with floor and wall units, sink unit, gas hob with hood above and fitted oven beneath, space and plumbing for appliances. Living room with storage cupboard, French doors to garden.

FIRST FLOOR

Landing with loft access, cupboard housing gas central heating boiler. Bathroom with bath basin W.C. Three bedrooms, the master bedroom having an en-suite shower room with shower, basin and W.C.





OUTSIDE

Two parking spaces at the side of property with a gate leading to the garden which comprises lawn, flower borders, shrubs and patio all being enclosed by wall and fence with garden shed.

Energy efficiency rating B.



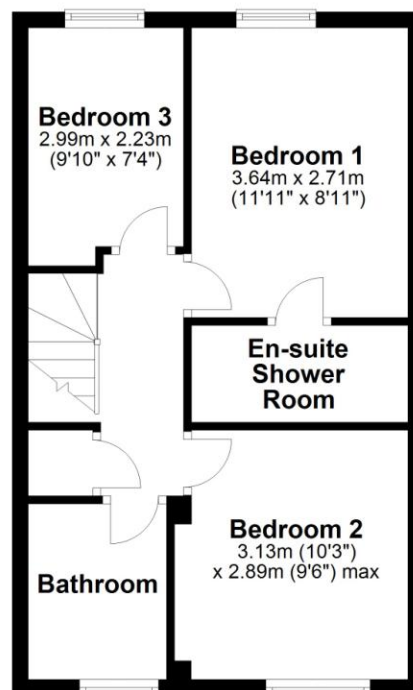
Ground Floor

Approx. 38.9 sq. metres (419.0 sq. feet)



First Floor

Approx. 38.9 sq. metres (418.9 sq. feet)



Total area: approx. 77.8 sq. metres (837.9 sq. feet)



DIRECTIONS

From Devizes centre proceed up Estcourt Street turning right into Brickley Lane, left into Meadow Drive, right into Spitalcroft Road and left into Dowse Road.



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