



16 Hillier Road
Devizes, SN10 2FB



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An incredibly spacious 4/5 bedrooms townhouse with versatile accommodation, a stylish kitchen, 2 parking spaces and a south westerly facing rear garden.

- Modern Town House
- Flexible & Spacious Layout
- 4/5 Bedrooms
- 1/2 Reception Rooms
- Stylish Kitchen/Breakfast Room
- Bathroom & 2 En-Suites
- 2 Parking Spaces
- Enclosed Rear Garden
- Close To Canal & Country Walks

Guide Price £275,000



Description

****FOUR BEDROOMS** 2 EN SUITES** STYLISH KITCHEN/DINER** PRIVATE S/W FACING REAR GARDEN**

This deceptively spacious modern townhouse offers well presented accommodation over three floors. Built by David Wilson homes in 2007, the property benefits from a sunny south/westerly facing rear garden. Internally, there are four bedrooms, three with fitted wardrobes and two benefitting from en-suite shower rooms, a modern family bathroom and large cloakroom. In addition there is a stylish kitchen/breakfast room with granite effect worktops, a flexible dining room/study/bedroom five and a first floor sitting room with Juliet balcony. Furthermore there are two allocated parking spaces directly behind the house and a low maintenance hard landscaped rear garden.

Situation

Historic Devizes is bisected by the Kennet & Avon canal, part of a waterway joining London to Bristol and famed for its flight of twenty-nine locks, an engineering and aesthetic marvel walking distance from the town, and a paradise for canoeists, barges and anglers. Featuring a wealth of listed buildings and a weekly market, the bustling town enjoys a beautiful setting amidst Wiltshire's chalk downlands criss-crossed by ancient byways and prehistoric earthworks providing a scenic playground for walkers and cyclists. Cultural facilities include a museum, active theatre, cinema and vibrant live-music scene. The major centres of Bath, Salisbury, Swindon, Marlborough and Chippenham are all within a 30-mile radius.

Property Information

Tenure: Freehold

Services: All mains services are connected

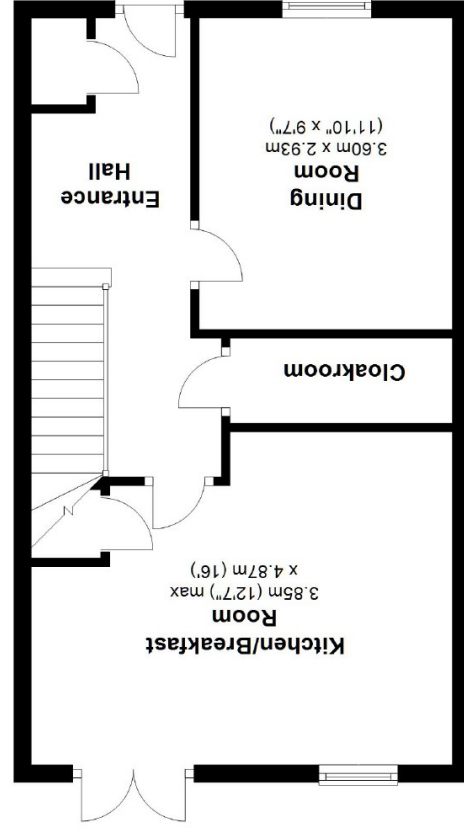
EPC Rating: B

Council Tax: Band D

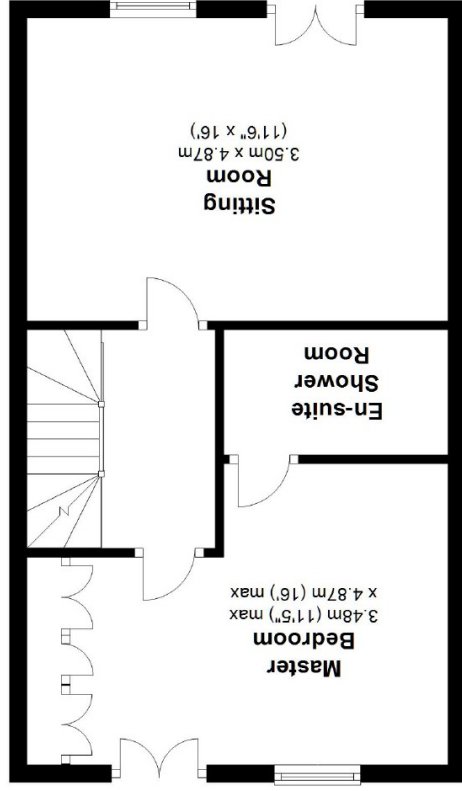
The estate is managed by First Port and the Service Charge that is payable is £207.74 every 6 months.



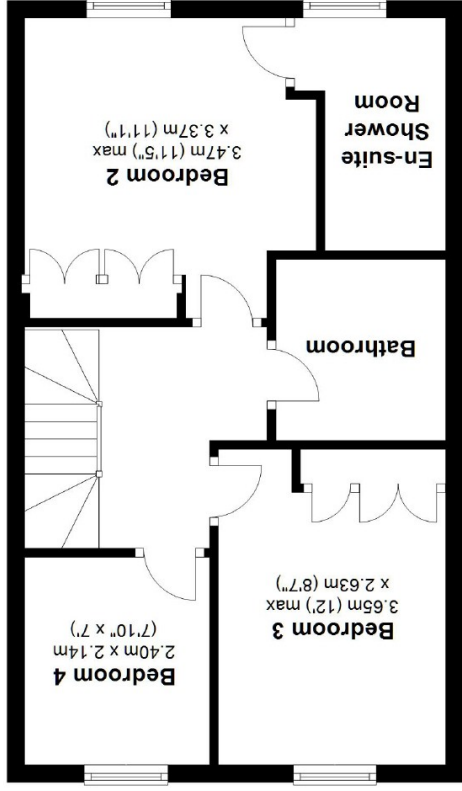
Total area: approx. 127.2 sq. metres (1369.2 sq. feet)
Floorplan may not be exactly to scale but is for illustrative purposes only
Plan produced using PlanUp.



Ground Floor
Approx. 42.0 sq. metres (452.1 sq. feet)



First Floor
Approx. 42.0 sq. metres (452.1 sq. feet)



Second Floor
Approx. 43.2 sq. metres (465.1 sq. feet)