



📍 Tarringville Pans Lane, Devizes, Wiltshire, SN10 5AW

🏠 Guide Price £550,000

A simply stunning end of terrace Edwardian family home that has been lovingly renovated both inside and out to an exacting standard of finish.

- A Magnificent Period Family Home
- Renovated Throughout To A High Specification
- Wonderful Gardens Of 0.24 Acre
- Superb Converted Studio/Potential Annexe
- 3 Bedrooms + 2 Reception Rooms
- Luxurious Bathroom & Shower Room
- Stylish Refitted Kitchen + Large Utility
- Off Road Parking
- Walking Distance Of Town & Schools
- No Onward Chain

🏡 Freehold

📊 EPC Rating D



An immaculately presented and incredibly well renovated 3 bedroom Edwardian home with twin bay windows, set on a generous plot approaching 0.25 acre. This charming home is ideally placed for the town and, local primary and secondary schools, as well as enjoying countryside walks right on the doorstep. No onward chain.

The current owners have lovingly and extensively renovated this home since they bought it in 2019, with both the inside and outside exuding a quality finish. Some of the work carried out (just to name a few) includes a new kitchen and utility, extended and refitted shower room, new heating system (including partial underfloor heating), external repointing and timber cladding, a fabulous workshop, landscaped garden and the conversion of the double garage into a memorable studio.

Internally, a light hallway with English oak flooring has useful storage cupboards and doors off to a sitting room with a gas fireplace with attractive mosaic surround (prepped for a log burner should anyone wish to add one). The wonderful open plan kitchen/dining room has oak worktops and flooring, ample units and quality integrated appliances, a new upright radiator and overhead storage. A huge utility/rear hallway has oak worktops and a large walk-in storage cupboard housing the new boiler and water softener. A luxurious bathroom features a walk-in wet room style shower plus a bath. On the 1st floor there are 3 bedrooms (the 2 largest bedrooms have original fireplaces), and a gorgeous 'boutique hotel' style shower room. Outside, there is official off road parking for 2 vehicles to the side behind gates, a pedestrian front gate and lawn, and gated side access. The impressive converted outbuilding has storage to the front and inside a kitchenette with built-in fridge, contrasting units, electric Velux skylight and a separate area with water and drainage on. This building has so many potential uses. There is a large workshop, potting shed, and kid's castle/play area.

Situation

This substantial family home is situated in a sought after area of Devizes, in a tucked away setting backing on to a small green to the rear, and is convenient for the town centre and the highly regarded Wansdyke school. Devizes provides an assortment of individual shops, coffee shops, businesses and supermarkets as well as a thriving weekly market. There are both primary and secondary schools, a leisure centre, theatre, cinema and various entertainment facilities. There are good road connections to Marlborough, Bath and Salisbury and the renowned Dauntsey's School is within short travelling distance.

Property Information

Council Tax Band: D

Services: All mains services are connected. New boiler 2002. Electric underfloor heating (zoned) to kitchen, hallway, downstairs bathroom & upstairs shower room.

Underfloor heating to studio/annexe + an air conditioning/heating unit.

EV car charging point to rear. External hot & cold water taps (behind the kitchen). Agents Note: The property does have off road parking off Pans Lane, but for the rear access please note there is a license agreement with the council in place + an informal permission from the neighbouring properties to cross their land to the rear to access the track behind the homes, there is no formal right of way for Torringtonville.





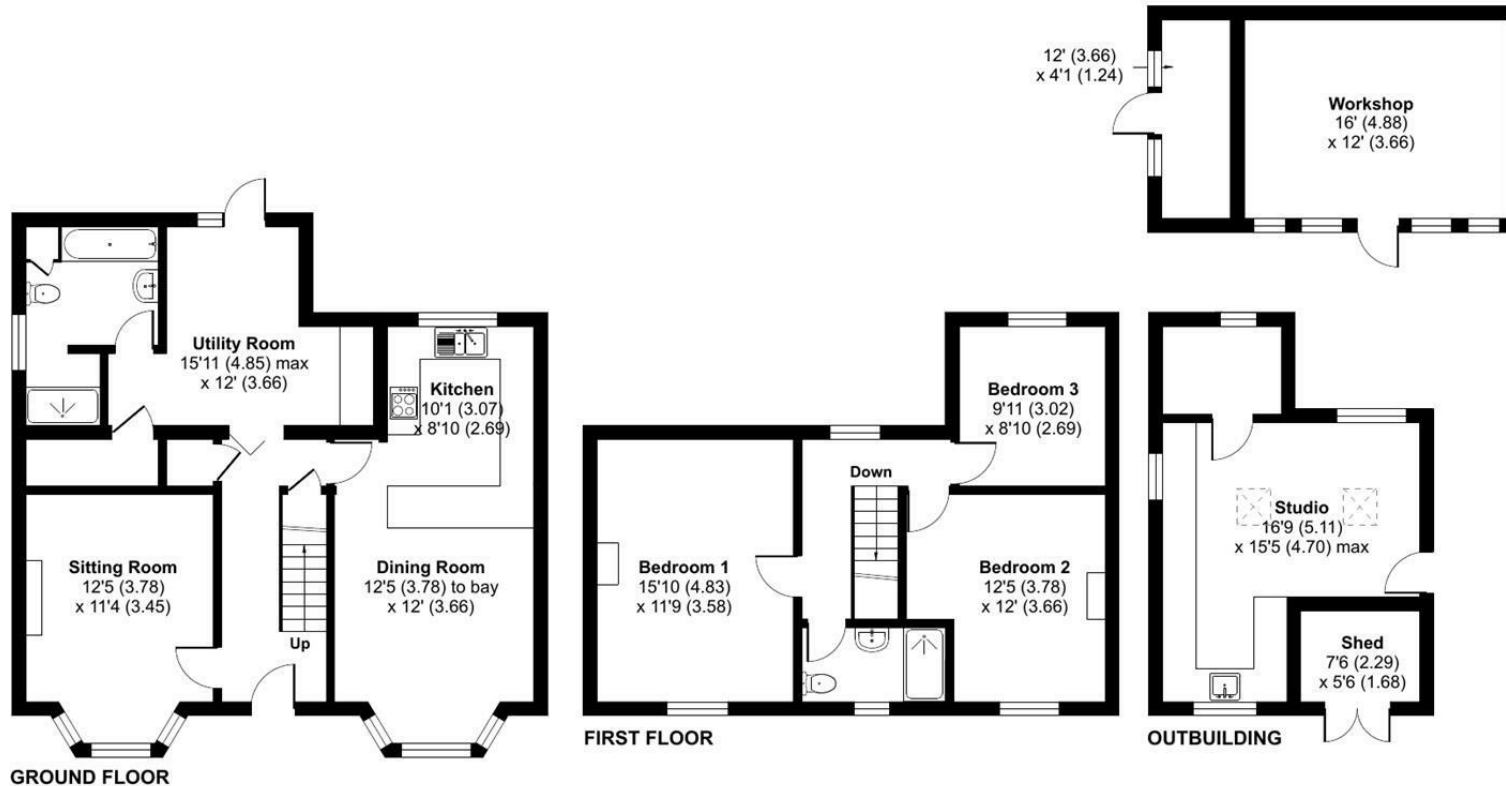
Pans Lane, Devizes, SN10

Approximate Area = 1371 sq ft / 127.3 sq m

Outbuilding & Workshop = 533 sq ft / 49.5 sq m

Total = 1904 sq ft / 176.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Strakers. REF: 1070206

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