



📍 60 & 60a Eastleigh Road, Devizes, Wiltshire, SN10 3EH

🏠 Guide Price £320,000

A great opportunity to acquire a 3 bedroom buy-to-let property (currently set up as 2 flats) that brings in £1,475pcm rental income.

- 2 x Apartments On 1 Title
- Scope To Convert Back To A House
- Currently Two Bedrooms On 1st Floor
- One Double Bedroom Ground Floor
- Gardens
- Scope For Off Street Parking
- Useful Outbuildings
- Previous Rental Income Of £1,475pcm
- No Onward Chain
- Walking Distance Of Town & Amenities

🏠 Freehold

🏠 EPC Rating C



A rare opportunity to purchase a 3 bedroom semi detached home with a good garden, that is close to town and brings in an estimated income of £1,475 PCM. Although it is currently split into 2 self contained flats (one x 1 bedroom ground floor and 1 x 2 bedroom first floor), the property is under one registered title and is therefore being sold as one unit. Potential buyers can look to split it officially (subject to consents and permission from Aster Housing) into 2 properties once a sale has gone through.

As they stand, 60a is a delightful, modernised 2 bedroom first floor apartment with a garden (520sqft). The accommodation comprises an entrance hall, stairs to kitchen/living room with electric cooker, a double bedroom with a built in cupboard, a single bedroom/study, and a smart refitted bathroom.

Number 60 is a bit smaller at 435sqft and consists of a double bedroom with a feature bay window, an open plan 14ft kitchen/living/dining area plus a modern bathroom.

Externally, both flats benefit from a garden (but this could be made into one large garden), plus there are two useful outbuildings. As others have already done so in the street, there is potential to make off road parking (subject to the relevant consents). Available with no onward chain.

Situation

The property is well appointed being only a 5-10 minute walk away from the town and local schools. There are some useful shops and takeaways in Eastleigh Road itself. 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. 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

Services: All mains services are connected at the properties. There are 2 gas boilers (1 each).

No. 60's gas is metered (in downstairs hall cupboard) and paid via DD acc. Electric is on a meter (in same place) but Pay as you Go acc.

No. 60a is the other way around: Gas= Pay as you Go acc, & electric is paid via DD acc.

Both flats are EPC Rating of C.

Both flats have Council Tax: Band A.

Agents Note: Please note this property has to be sold as one house as it is registered currently as one property on the title plan. New buyers can then apply to for the property to be officially split into 2 flats themselves after the sale has gone through.



Eastleigh Road, Devizes, SN10

No.60 = 435 sq ft / 40.4 sq m

No.60A = 520 sq ft / 48.3 sq m

Limited Use Area(s) = 6 sq ft / 0.5 sq m

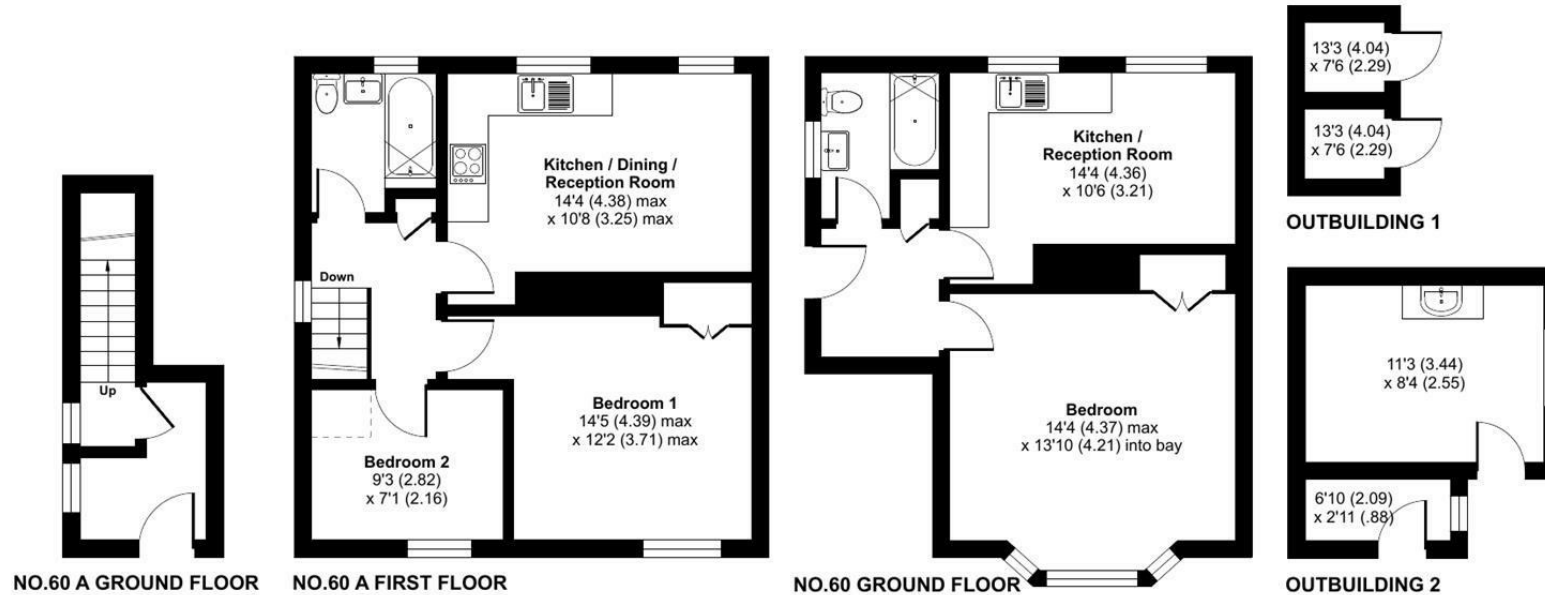
Outbuilding 1 = 28 sq ft / 2.6 sq m

Outbuilding 2 = 114 sq ft / 10.5 sq m

Total = 1103 sq ft / 102.4 sq m

For identification only - Not to scale

Denotes restricted
head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Strakers. REF: 1270410

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