





📍 19 Rowan Drive, Devizes, Wiltshire, SN10 2FY

💷 £420,000

Built in 2011 by Redrow, a spacious four bedroom detached family home with a private mostly walled rear garden and a single garage.

- Four Bedrooms
- Well Proportioned Detached Family Home
- Close to the K & A Canal and Open Countryside
- 19ft Dual Aspect Sitting Room
- Equally Spacious Kitchen/Dining Room
- Separate Utility
- En Suite to Bedroom One
- Single Garage & Parking for 2 Cars
- Catchment for Bishops Cannings School

🏡 Freehold

🏠 EPC Rating C





Built by Redrow, this good sized four bedroom detached house is located on the Bishops Cannings side of Devizes, and is set within walking distance of the Kennet and Avon Canal as well as open countryside.

Walking in through the front door and porchway, opening into the hallway, there is a useful under stairs storage cupboard, plus a downstairs WC with a laundry room behind. To the left hand side is a dual aspect, full length sitting room with French style doors opening onto the garden to the rear. Leading off from the right hand side of the hallway is the open plan family orientated kitchen/diner with sliding doors to the rear garden. The kitchen has a range of fitted wall and floor units as well as integrated appliances to include an oven, microwave and 4 ring gas hob.

Upstairs on the first floor, is the principal bedroom with fitted wardrobes and its own en-suite shower room, plus three further bedrooms and a separate modern family bathroom.

Outside, there is a single garage with a driveway providing tandem parking for two cars. The garden to the rear is mostly laid to lawn, fully enclosed and has a patio area also.

#### **Situation**

The property is set on the edge of Devizes with easy access to Marlborough and Swindon. The property falls under the catchment for the very popular primary school of Bishops Cannings which makes this an ideal area for young families, with countryside and the canal right on the doorstep too.

The historic market town of Devizes has many amenities including town centre shopping, a leisure centre, schools for all ages, various supermarkets, a variety of shops, cinema, theatre and thriving weekly market. The historic Kennet & Avon Canal runs through the town providing fishing, walking and boating opportunities. The major centres of Bath, Salisbury, Swindon, Marlborough and Chippenham are all within a 30 mile radius.

#### **Property Information**

Council Tax: Band D

Services: All mains services



## Rowan Drive, Devizes, SN10

Approximate Area = 1098 sq ft / 102 sq m

Garage = 177 sq ft / 16.4 sq m

Total = 1275 sq ft / 118.4 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). © nichecom 2025. Produced for Strakers. REF: 1372319

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