



⑨ 9 Corn Croft Lane, Devizes, Wiltshire, SN10 2FR

⌚ Guide Price £430,000

A modern 4-bedroom detached family home in a popular development on the outskirts of Devizes town centre, with driveway parking and garage.

- Modern detached family home
- 4-bedrooms
- Single garage
- Driveway parking
- Log burner in living room
- Large kitchen/diner
- Easy access to Swindon/Marlborough
- En-suite to principal bedroom
- Fitted wardrobes in bedrooms 1 and 2

❖ Freehold

㉚ EPC Rating C



A well-proportioned four bedroom detached home, situated within a popular residential area on the edge of Devizes, offering driveway parking, a garage and a good-sized rear garden, ideal for family living.

The accommodation is arranged over two floors and begins with an entrance hall providing access to the principal ground floor rooms. The living room is positioned to the front of the property and features a log burner, creating a warm and welcoming focal point. To the rear is a spacious kitchen/dining room, well suited to modern family life, with ample space for a dining table and direct access to the garden. A useful utility room and ground floor W/C complete the downstairs accommodation.

Upstairs, the property offers four bedrooms, including a generous main bedroom with en-suite shower room. Bedrooms 1 and 2 have built in fitted wardrobes. There are three further bedrooms, all served by a family bathroom, providing flexible space for growing families, home working or guest accommodation.

Externally, the property benefits from driveway parking for two vehicles, leading to the garage. The rear garden is of a good size and offers a pleasant outdoor space for entertaining, play or relaxation.

A comfortable and practical family home, with well-balanced accommodation throughout, located within easy reach of local amenities and access routes, with the layout and room sizes clearly illustrated by the accompanying floorplan.

#### **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. 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 and walking facilities. The major centres of Bath, Salisbury, Swindon, Marlborough and Chippenham are all within a 30 mile radius.

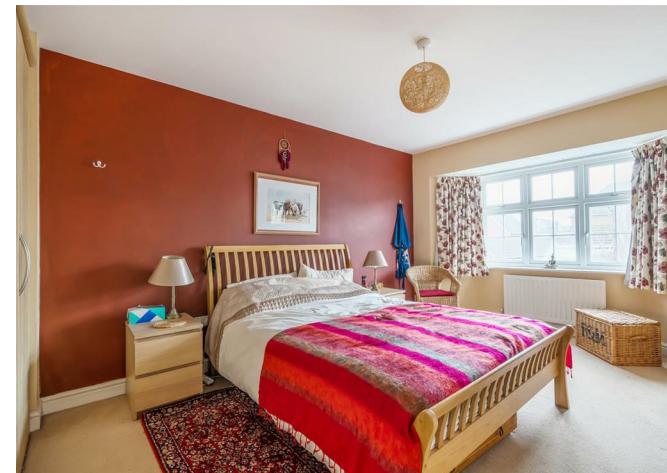
#### **Property information**

We are advised all mains services are connected.

Tenure: Freehold

Council tax band: E

EPC rating: C



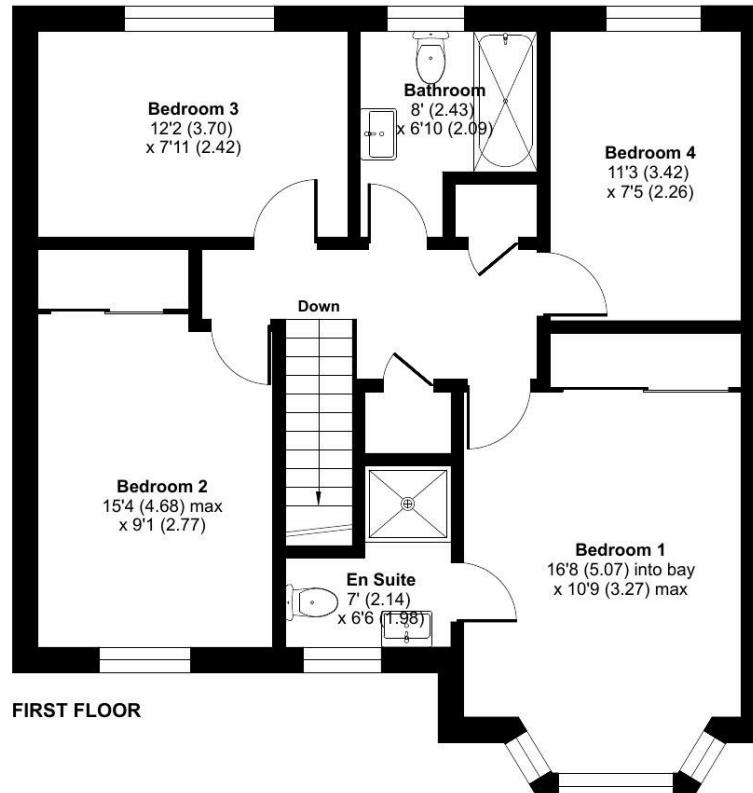
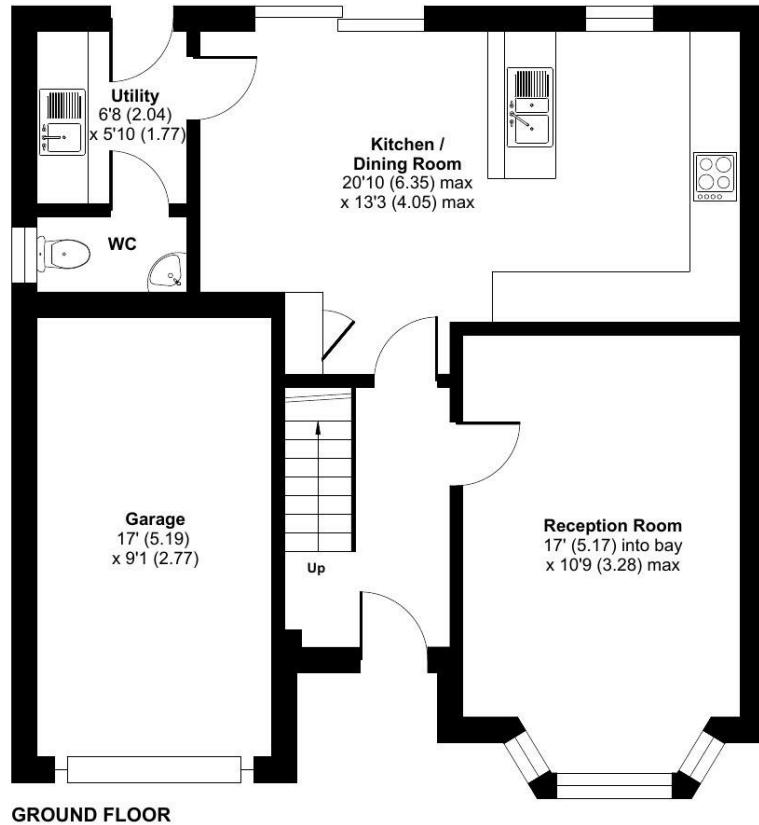
# Corn Croft Lane, Devizes, SN10

Approximate Area = 1254 sq ft / 116.5 sq m

Garage = 155 sq ft / 14.3 sq m

Total = 1409 sq ft / 130.8 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 2026. Produced for Strakers. REF: 1397459

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