



📍 7 Marina Close, Devizes, Wiltshire, SN10 2RQ

🏠 Guide Price £280,000

In a quiet close on the delightful Marina development, this 3-bedroom end of terrace home will make for an ideal first purchase or downsize alike.

- 3-bedrooms
- End of terrace home
- Conservatory
- Sought after location
- Enclosed private rear garden
- Ideal first time purchase or downsize
- Large open plan lounge/diner
- Easily maintainable rear garden with large shed
- 2 allocated parking spaces

🏡 Freehold

🏠 EPC Rating C



This well-presented three-bedroom end of terrace home is pleasantly positioned within a popular residential close on the edge of Devizes. The property offers practical accommodation, along with parking for two vehicles to the front and a low-maintenance rear garden, making it an ideal choice for a wide range of buyers.

On the ground floor, the entrance hallway provides access to a useful cloakroom, with the kitchen located to the left. To the rear, a generous lounge/diner measuring 15'6 x 13'11 offers excellent living space, further enhanced by a storage cupboard and direct access into a conservatory which opens out onto the garden.

The first floor offers three bedrooms, with bedrooms 1 and 2 both good-sized doubles and bedroom 3 a comfortable single. Bedroom 1 also benefits from built-in wardrobe space, while a family bathroom completes the accommodation.

Externally, the property enjoys a fully enclosed rear garden designed for ease of maintenance, with a large shed and gated access to the rear. To the front, there is allocated parking for two vehicles.

Situation

The property is located in a popular cul de sac on the edge of Devizes with canal walks, the 'Hourglass' public house and Devizes Marina Café all on the doorstep. 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

EPC rating: C

Council tax band: C



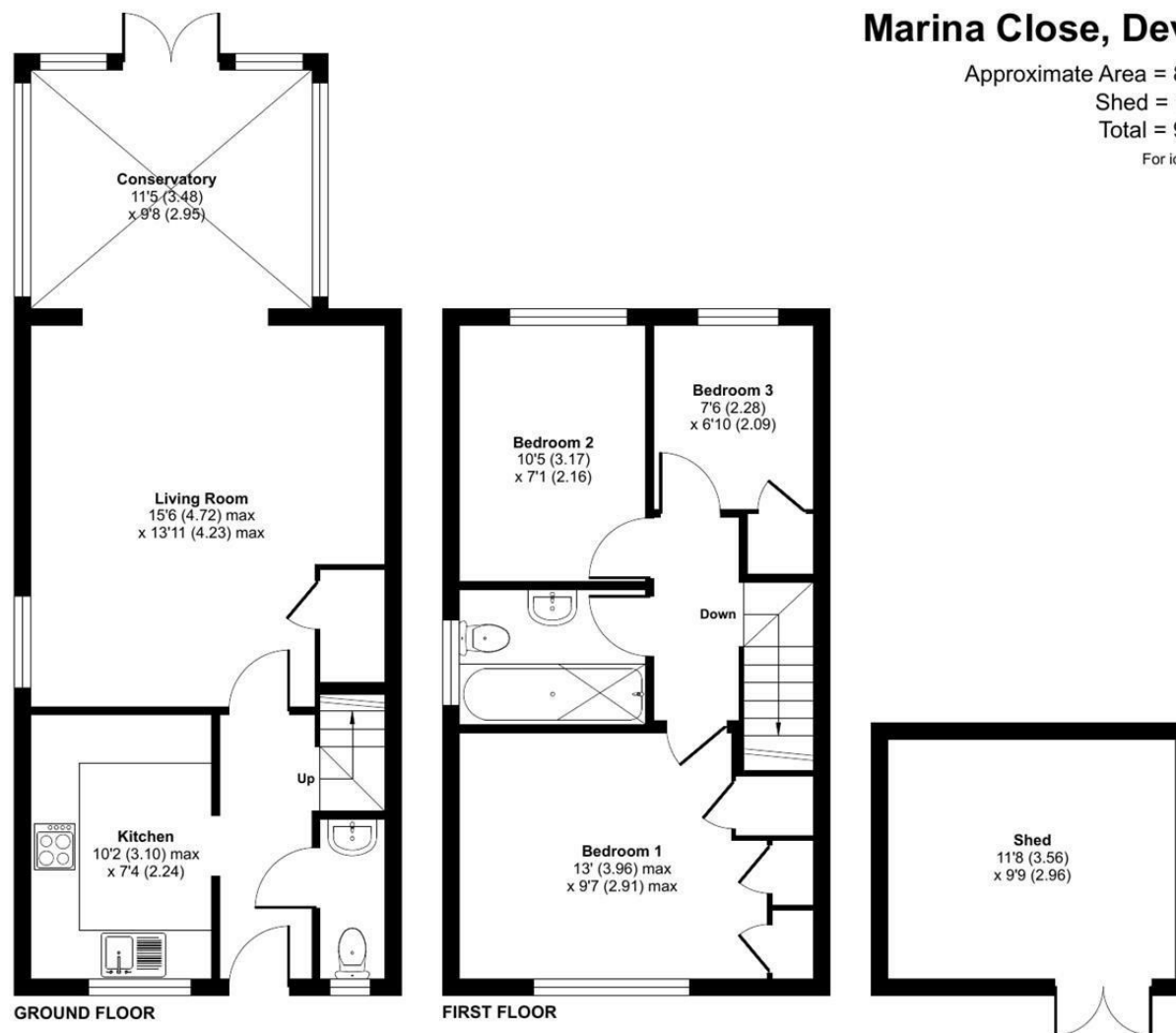
Marina Close, Devizes, SN10

Approximate Area = 880 sq ft / 81.7 sq m

Shed = 113 sq ft / 10.4 sq m

Total = 993 sq ft / 92.1 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: 1346058

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