

# CAULFIELDS

## RESIDENTIAL SALES



### 6 Westminster Close, Devizes, SN10 1BF

Guide Price £160,000



A superb two bedroom maisonette with a light and airy open-plan living space, and allocated car parking. Situated on the west side of Devizes, within an exclusive modern development alongside the picturesque Kennet & Avon Canal, a short walk from the famous Caen Hill Locks, Caen Hill Café, and the local Spar shop.

The well-presented accommodation is arranged over the first and second floor of the building. There is a secure communal entrance on the ground floor with stairs leading up to number 6 on the first floor. The layout on the first floor comprises an entrance hallway, the main double bedroom, a smaller single bedroom, and a bathroom with a shower over the bath. From the hallway, stairs rise to a landing on the second floor, and a door leading to a practical open-plan living space, featuring a fitted kitchen with fully integrated appliances. There is also a small loft space, and further storage cupboards within the eaves of the property.

- Modern Leasehold Maisonette (lease being extended)
- Situated by the Kennet & Avon Canal
- Two Bedrooms and Bathroom
- Open-Plan Living Space
- UPVC Double Glazed Sash Windows
- Small Exclusive Development
- Walking Distance from Amenities
- Fitted Kitchen with Appliances
- Gas Fired Central Heating System
- Allocated Car Parking

