

# CAULFIELDS

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## RESIDENTIAL SALES



### 20 Festival Close, Devizes, SN10 5AU

Guide Price £390,000

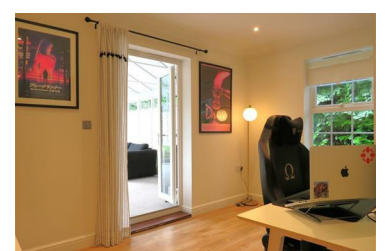


A substantial four bedroom house with a garage, enclosed garden, and ample driveway parking. Tucked away at the end of a no-through road within a pleasant, modern residential area. Conveniently situated within walking distance of the picturesque marketplace of Devizes, and a whole range of amenities.

The accommodation on the ground floor comprises a generous entrance hall, a useful downstairs toilet / shower room, a light & airy dual aspect sitting room, a kitchen / diner with a door leading out to the rear garden, a good size study, and a large conservatory with French doors out to the patio area. On the first floor, a wonderful galleried landing offers space for a desk & chair, the main bedroom with fitted wardrobes features an en-suite shower room, and there are three further bedrooms, and a bathroom with a shower over the bath.

Outside, the entire frontage has been brick-paved, which provides off-street parking for several cars. To the side of the house is a single garage with light & power and a shared side access which leads to the garden gate. Internal viewings are by appointment only with Caulfields.

- Freehold End-of-Terrace House
- Walking Distance to Town
- Kitchen/Diner, Sitting Room, Study, & Conservatory
- Gas Fired Central Heating System
- Single Garage with Light & Power
- Modern Residential Area
- Four Bedrooms, En-Suite, & Bathroom
- UPVC Double Glazed Windows
- Enclosed Rear Garden with Side Access
- Driveway Parking for Several Cars



44 Brickley Lane, Devizes, Wiltshire, SN10 3BH

Tel: 01380 592175 Email: [enquiries@caulfieldsresidentialsales.co.uk](mailto:enquiries@caulfieldsresidentialsales.co.uk) [www.altosoftware.co.uk](http://www.altosoftware.co.uk)