



📍 1 Forefield Terrace, Rowde, Wiltshire, SN10 2NU

🔗 Offers In Excess Of £200,000

A charming two bedroom end of terraced cottage dating back to the late 1800's with an attractive front garden and rear courtyard.

- Charming End of Terrace Home
- Two Double Bedrooms
- Popular Village Location
- Walking Distance Of Shop, School and Public House
- Two Reception Rooms
- Fitted Kitchen
- Upstairs Bathroom
- Garden To front & Courtyard To Rear
- Gas Fired Central Heating
- No Onward Chain

🏡 Freehold

🏠 EPC Rating D



Offered with no onward chain, this charming two double bedrooms end of terrace cottage would be an ideal home for a First Time Buyer as well as a great downsizing opportunity.

Believed to have been built in circa 1882, this endearing home is positioned at the end of the terrace on Marsh Lane in the thriving village of Rowde, which is a short drive to Devizes. the village has a popular public house/restaurant, a newly opened village convenience store and a primary school all just a stone's throw away.

Walking in through the front door and into the porchway, the main reception and sitting room is located to the front of the house with a feature fireplace and a window overlooking the garden. There is an opening from the sitting room into the separate dining room, with a window overlooking the rear courtyard. There is a fully fitted kitchen to the rear of the house with range of wall and floor cupboards, space for appliances and plumbing for white goods. There is also a handy under stairs storage cupboard. Upstairs on the first floor, there are two double bedrooms complemented by a modern family bathroom.

Outside, there is a small courtyard to the rear which opens onto the neighbour's space, plus a brick built garden store. To the front of the house is a well established garden with shrubs and flowers beds.

#### **Situation**

Rowde is a very popular Wiltshire village which provides a highly regarded primary school, an excellent public house, a village hall and a church and an excellent farm shop/café called 'The Rowdey Cow.' A new convenience store is situated opposite the cottage. Rowde is within walking distance of the famous Kennet and Avon canal and has various country walks nearby. Devizes town centre which offers a comprehensive range of shopping, transport and leisure facilities including a swimming pool, schools for all ages, a cinema, theatre, museum and thriving weekly market is just 1.3 miles away. The major centres of Chippenham, Salisbury, Marlborough and Bath are all within a 25 mile radius.

#### **Property Information**

Council Tax: Band B

Services: All mains services including gas fired central heating.

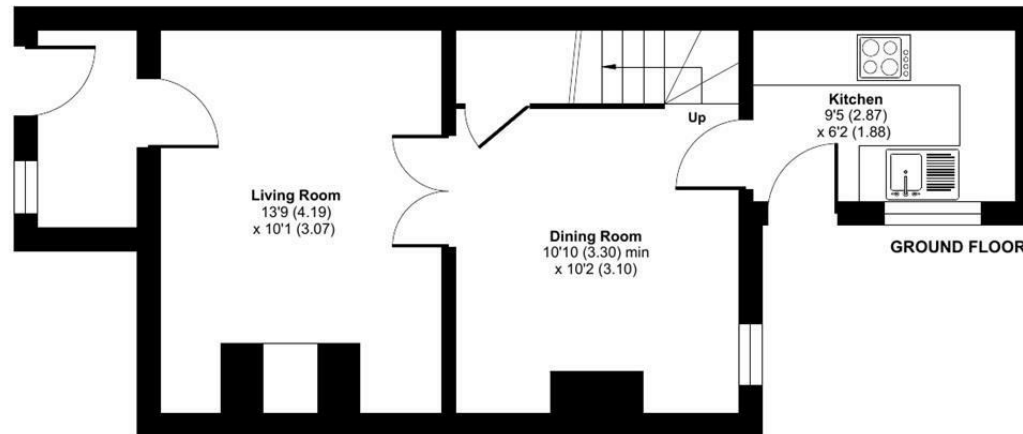
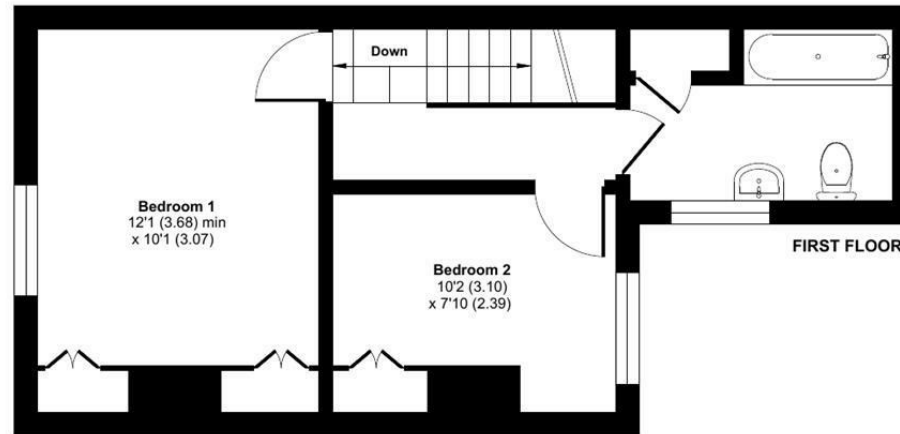
Agents Note: Please note planning permission has been granted for 1 x 3 bedroom house opposite and 1 x 4 bedroom house to the side of the cottage.



# Forefield Terrace, Rowde, Devizes, SN10

Approximate Area = 724 sq ft / 67.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2022.  
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