



📍 9 Blackberry Lane, Potterne, Wiltshire, SN10 5NZ

🔗 Offers In Excess Of £350,000

A superb extended 3 bedroom family home with ample parking plus a carport and a generous and private south facing rear garden.

- Popular Village Setting
- Quiet Cul-de-sac Location
- Generous Corner Plot With Private Gardens
- Three Bedrooms
- Large Open Plan Refitted Kitchen/Dining Room
- 21ft Conservatory/Family Room
- Sitting Room With Log Burning Stove
- Stylish Contemporary Bathroom
- Carport & Large Shed/Store
- Ample Off-Road Parking (Front & Rear)

🏠 Freehold

🏠 EPC Rating E



A beautifully presented and superbly proportioned 3 bedroom semi-detached family home that has with a wonderful sized rear garden and plenty of off road parking. Nicely situated in a quiet cul-de-sac location just a short distance to open countryside, the property offers further scope to extend to the side or rear (subject to the relevant permissions).

The well balanced accommodation comprises a light entrance hall which leads through to a good size, open-plan refitted kitchen/dining room with a central island/breakfast bar, 4 ring induction hob with extractor hood, a Belfast sink, built-in double oven and grill and 2-tone painted kitchen units. From the kitchen, sliding doors open into to an impressive 21ft long conservatory/family room, which overlooks the large garden. Double doors from the conservatory open back into the sitting room which enjoys a log burning stove with oak mantle. Completing the ground floor layout is a handy utility room with tiled flooring and a stable door to the garden plus a shower room with a walk-in double width shower and 'rain' shower head plus tiled flooring with under floor heating. On the first floor there are three bedrooms and a luxurious refitted family bathroom with a feature bath and quality sanitary ware.

Outside, the property offers off-road parking to the front, plus double gates to the rear opening into the impressive, private, enclosed gardens. These are most laid to lawn with a flowering cherry tree, a magnolia, peonies, and camellias. This is a garden for all seasons. In addition there is a patio sun terrace, roses, vegetable beds and 2 small sheds. This wonderful home also benefits from a carport and a large workshop, which both have power and lighting.

Situation

Potterne is a popular village which lies c.2 miles south of the historic market town of Devizes, and has a strong community spirit with an excellent range of local facilities, which include a church, George & Dragon Inn, primary school, post office, convenience store, active W.I and other local groups and a village hall, which hosts a number of events. These include an annual pantomime, art exhibition, and regular film shows. There is a popular Christmas market each year and a village fête.

Property Information

Local Authority: Wiltshire Council

Council Tax Band: C

EPC Rating: E

Mains electricity, water and drainage connected. Oil fired central heating.



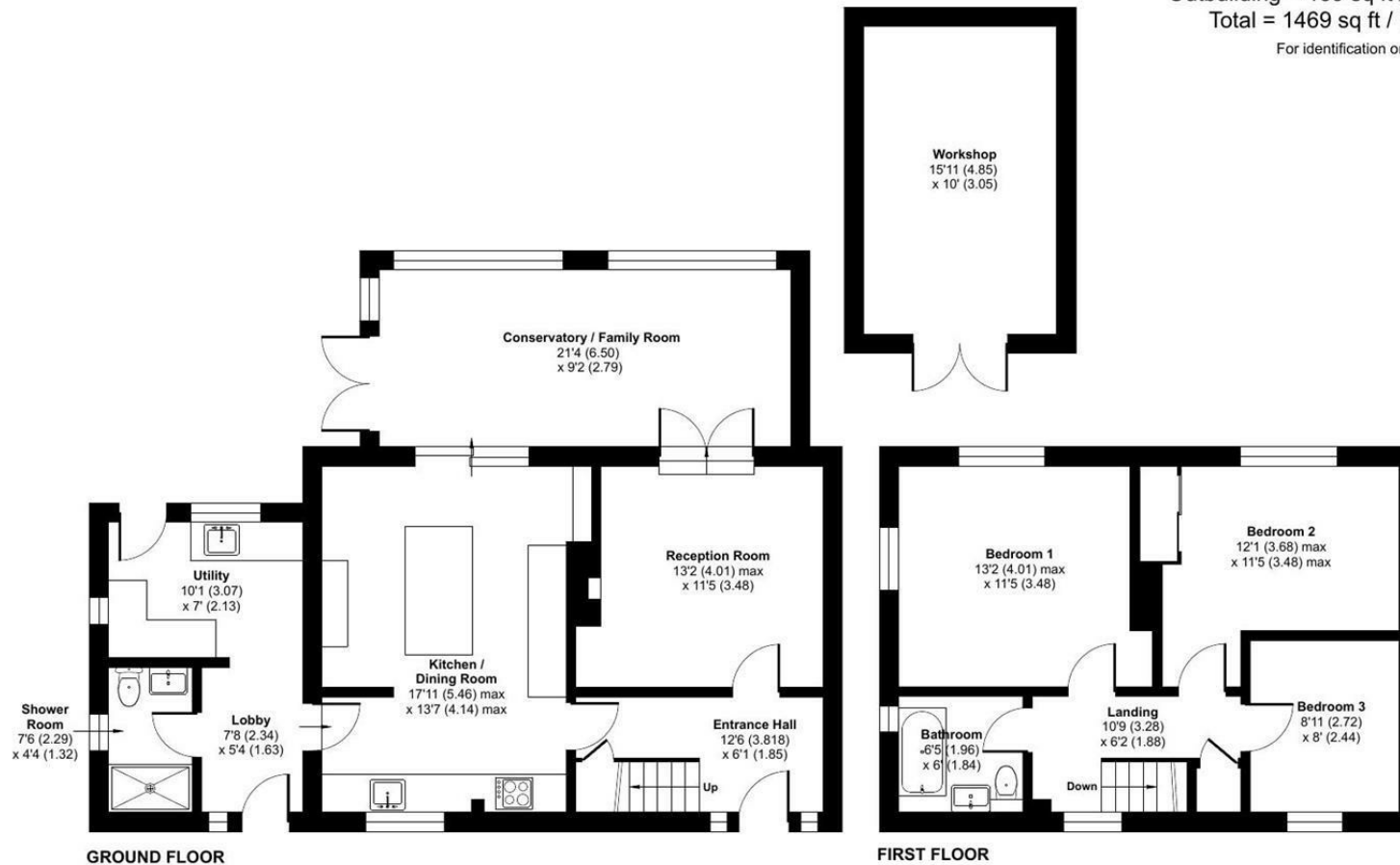
Blackberry Lane, Potterne, Devizes, SN10

Approximate Area = 1310 sq ft / 121.7 sq m

Outbuilding = 159 sq ft / 14.7 sq m

Total = 1469 sq ft / 136.5 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). © nñchecom 2026. Produced for Strakers. REF: 1510115

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