



📍 8 Commercial Road, Devizes, Wiltshire, SN10 1EH

🏠 Guide Price £350,000

A handsome Victorian home with 3 bedrooms, good reception space and a wonderful established rear garden.

- Well Presented Victorian Home
- Wonderful Private Rear Garden
- 3 Bedrooms
- 2 Reception Rooms
- 15ft Kitchen/Breakfast Room
- Long Entrance Hall With Original Floor Tiles
- Family Bathroom
- Downstairs Cloakroom
- Town Centre Amenities Right On The Doorstep
- Light, Airy Layout & Ready To Move Straight In

🏡 Freehold

🏠 EPC Rating C



A beautiful 3 bedroom period home with a fabulous long rear garden, set on a popular street just a stone's throw away from the numerous amenities Devizes has to offer.

A front door opens into a lovely long hallway with attractive original floor tiles. There is a wonderfully light and airy bay fronted sitting room to the front of the house with exposed wooden floorboards and a log burning stove. A separate dining room has a further ornate fireplace (not in use) and a continuation of the wood flooring. To the rear of the house is a dual aspect kitchen/breakfast room with a range of fitted wall and base cupboards, space for appliances, and doors to a downstairs cloakroom and into a lean to conservatory/rear lobby. On the first floor there is an enormous main bedroom with newly fitted carpets. This room has just been redecorated and has lovely views of St Marys Church. The second double bedroom benefits from views down the extensive garden. The third bedroom is a good size single. The family bathroom has part tiled walls and bath with a mixer shower over.

Outside, the rear garden enjoys an excellent amount of privacy. It has been well maintained and features a patio sun terrace and a long lawn flanked by a plethora of colourful plants and shrubs. There is a painted shed, fruit trees and a useful gated access to the rear.

#### **Situation**

This beautiful Victorian house is situated in a pleasant position within a very short walking distance of the town centre, the Kennet and the town's central green and The Crammer. 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, a cinema (soon to reopen), a theatre and a 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**

Council Tax: Band C

Services: All mains services are connected. Gas combi boiler.

Rear elevation re-roofed in 2023. Secondary glazing to front windows in 2021

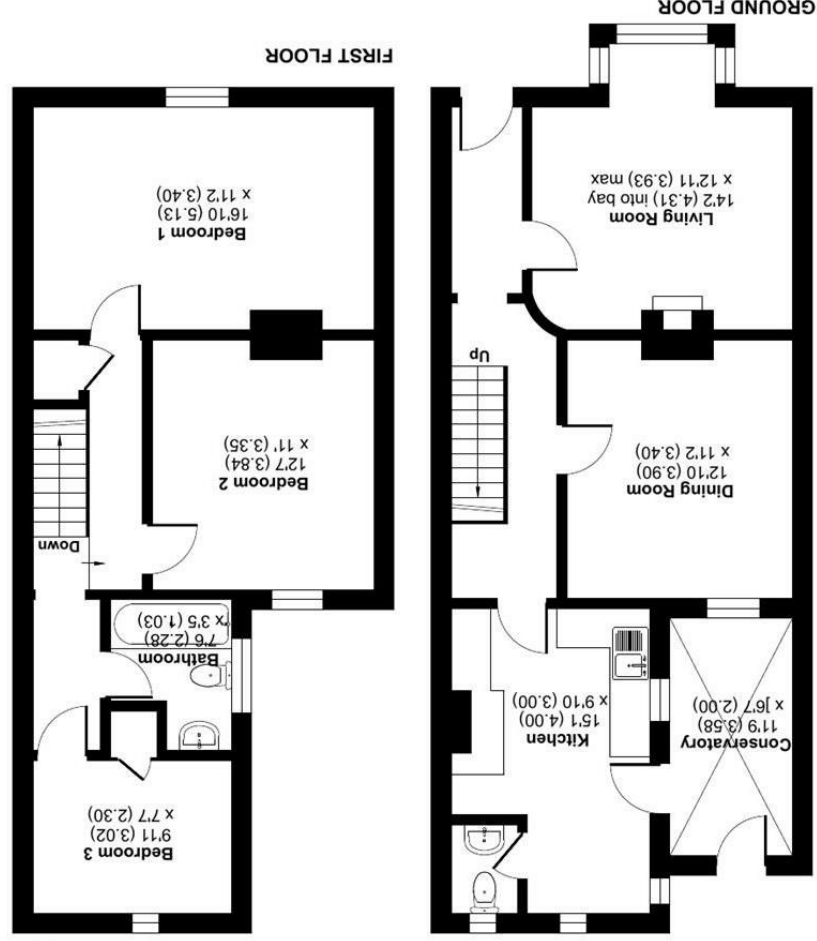
Set in a Conservation Area.



# Commercial Road, Devizes, SN10

Approximate Area = 1231 sq ft / 114.3 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). © nchecom 2026. Produced for Strakers. REF: 1456608

