



📍 10 Duck Street, Potterne, Potterne, Wiltshire, SN10 5NB

🏠 Guide Price £225,000

A characterful period cottage, in need of modernisation situated in the heart of the popular Wiltshire village of Potterne. Offered to the market with no onward chain

- 3-bedrooms
- Detached Grade II Listed cottage
- Charming period features
- No onward chain
- In need of modernisation
- Integral garage
- Situated in the heart of the village
- Garden

🏡 Freehold

📊 EPC Rating E



A detached Grade II Listed three bedroom period cottage, situated in the heart of the sought-after village of Potterne and offered to the market with no onward chain. The property is in need of modernisation throughout, presenting an excellent opportunity to restore and enhance a characterful home, with the added benefit of an integral garage and on-street parking available nearby.

The accommodation is entered via an entrance hall, leading through to the principal reception room. This is a well-proportioned space featuring character features, a wood burning stove and providing a comfortable living area. The kitchen sits to the rear of the property and is well arranged with a range of cupboard and worktop space, offering scope for reconfiguration if desired. A useful utility area and ground floor cloakroom add to the practicality of the layout, with internal access through to the integral garage/workshop.

Upstairs, the property offers three bedrooms arranged around a central landing. Bedroom one is a particularly generous room, while the remaining bedrooms provide flexibility for family living, guest accommodation or home working. These are served by a family bathroom.

Externally, the property enjoys a position within the centre of the village, with amenities close at hand. The integral garage provides excellent storage or workshop space, while on-street parking is available nearby. The garden currently has two sheds but offers a generous mature space. The property offers significant potential for improvement and is well suited to purchasers seeking a period home with scope to modernise and add value.

Situation

The property is set in the heart of the village, with easy access to amenities and countryside walks. The charming village of Potterne has a thriving community and provides a pre-school, a lovely public house called The George and Dragon, church, an active village hall, plus a very useful newsagents/village shop/post office. A primary school is located in the neighbouring village of Worton just up the road. The historic market town of Devizes is approximately two miles to the North offering a more comprehensive range of shopping, transport and leisure facilities, a cinema, museum and thriving weekly market. The major centres of Bath, Chippenham, Salisbury, Swindon and Marlborough are all within a 25 mile radius.

Property information

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

Tenure: Freehold

Agents notes: The property is Grade II Listed and situated in a conservation area. Number 10 has pedestrian access across the rear of number 9 to access the garden.

EPC rating: E

Council tax band: D



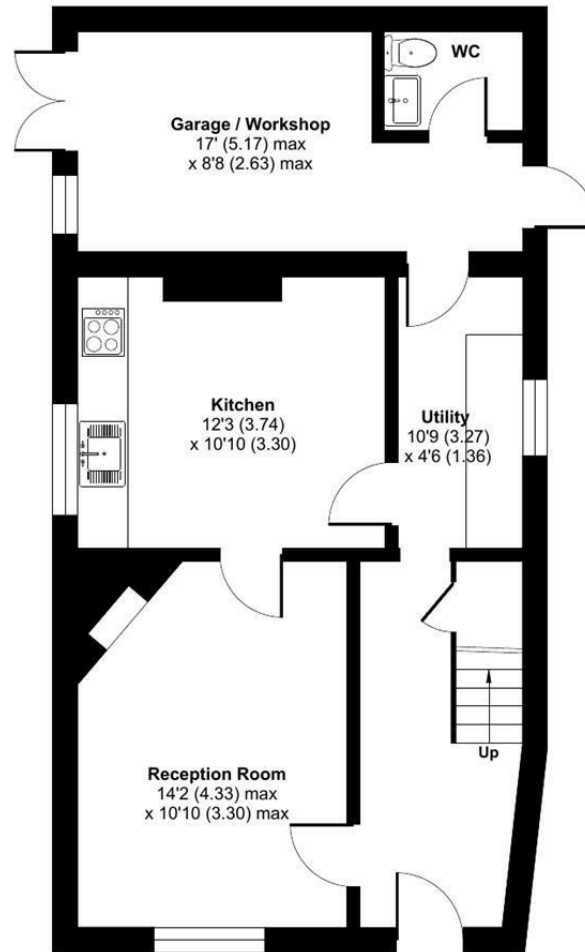
Duck Street, Potterne, Devizes, SN10

Approximate Area = 913 sq ft / 84.8 sq m

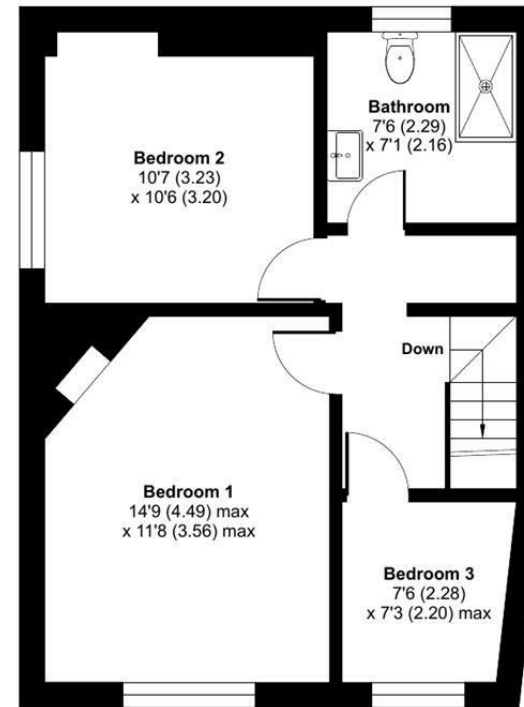
Garage = 151 sq ft / 14 sq m

Total = 1064 sq ft / 98.8 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Strakers. REF: 1440836

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