



📍 4 Estcourt Crescent, Devizes, Wiltshire, SN10 1LR

🏠 Guide Price £297,500

A charming period cottage, ideally positioned for the town's amenities, which has been comprehensively renovated to an exceptional standard.

- Fabulous Period Family Home
- Extensively Renovated By Current Owners
- Immaculate & Very Stylish Interior
- Three Good Bedrooms
- Charming Sitting Room
- Superb Refitted Kitchen
- Conservatory/Utility
- New Family Bathroom
- Stone's Throw From The Town Centre
- Private Rear Garden With Summerhouse

🏡 Freehold

🏠 EPC Rating D



An absolutely gorgeous three-bedroom character home, ideally located for the town's extensive amenities, having undergone a complete and highly impressive renovation by the current owners.

Bought in 2024, the property has been transformed into a luxurious family home that effortlessly blends character features with all modern comforts and a high specification finish. Internally, an entrance lobby opens through to a beautiful sitting room with oak flooring and custom made shelving and storage cupboards with lighting, set either side of an exposed brick fireplace. From here an oak door leads into a stunning 15ft wide 'Wren' kitchen/dining room with a range of integrated appliances including quartz effect worktops, a double oven, 5 ring gas hob and a dishwasher. A flexible conservatory/utility room overlooks the garden and completes the ground floor. On the first floor, a generous principal bedroom has been tastefully decorated to include a feature wooden panelled wall, a reclaimed fireplace and a useful storage cupboard with a front mirror and light. There is a further bedroom with fitted wardrobes and a stylish refitted family bathroom. On the top floor a large light double bedroom has eaves storage cupboards and a study area.

Outside, the cottage has an attractive low maintenance good sized rear garden, with planted borders, a fig tree, a silver birch, and a paved sun terrace that runs up to a summerhouse at the top of the garden.

#### **Situation**

Estcourt Crescent is pleasantly situated close to The Crammer, The Green and the Kennet and Avon Canal, while being just a short stroll from the town centre. This vibrant market town offers an excellent range of amenities, including a variety of shops and supermarkets, alongside charming craft and speciality boutiques, restaurants, hotels, extensive leisure facilities, and a thriving weekly market. The surrounding areas of Marlborough, Salisbury Plain and the Vale of Pewsey provide stunning countryside, ideal for walking and outdoor pursuits.

The larger centres of Swindon, Chippenham and Trowbridge, as well as the historic cities of Bath and Salisbury, are all within approximately a 30-mile radius.

#### **Property Information**

Services: The property benefits from all mains services including gas fired central heating- installed in 2024, combi boiler.

Council Tax Band: B

Unrestricted on street parking. Agents note: This property has a pedestrian right of access across the adjoining neighbours' rear gardens for bins and garden waste, as is common on many old terraced homes.



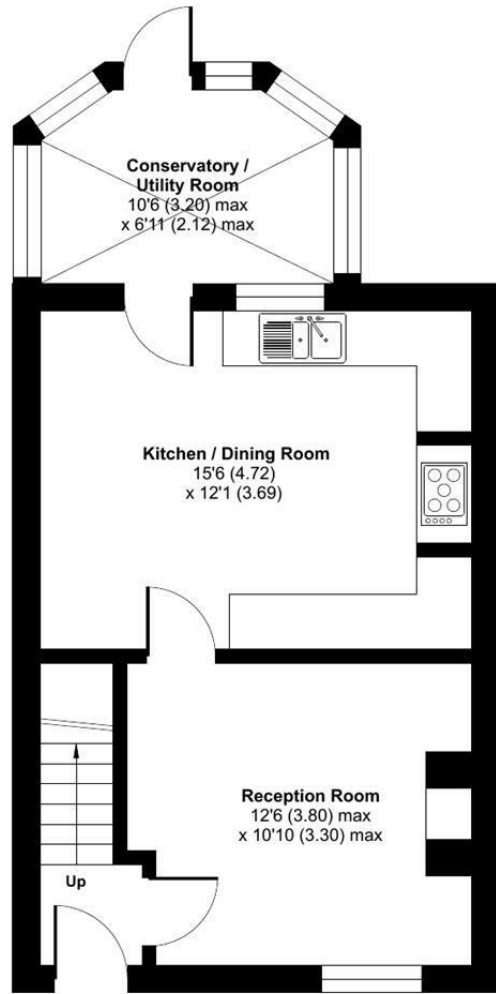
# Estcourt Crescent, Devizes, SN10

Approximate Area = 907 sq ft / 84.2 sq m

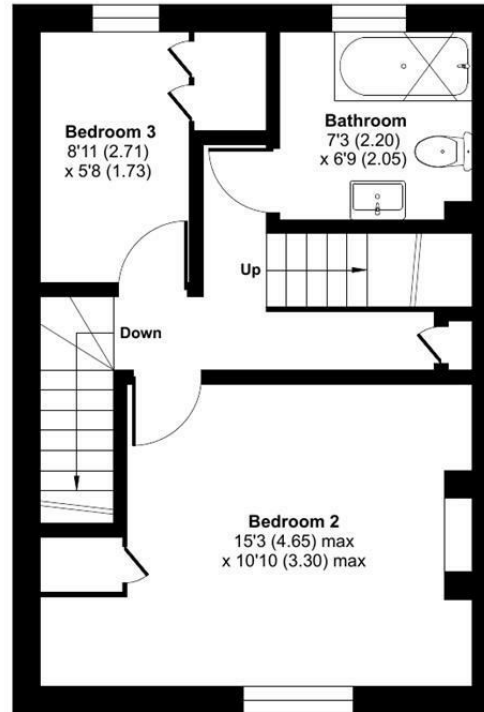
Limited Use Area(s) = 65 sq ft / 6 sq m

Total = 972 sq ft / 90.2 sq m

For identification only - Not to scale

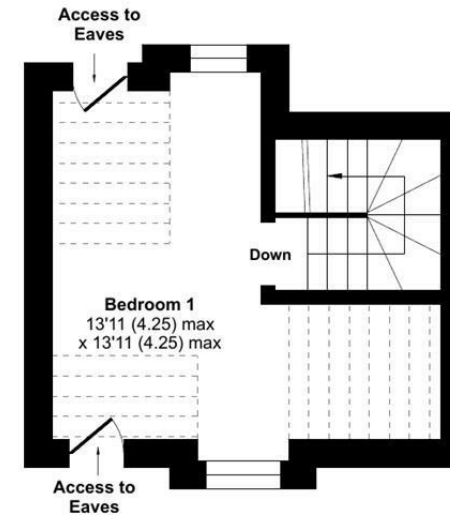


**GROUND FLOOR**



**FIRST FLOOR**

Denotes restricted head height



**SECOND FLOOR**

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ntechcom 2026. Produced for Strakers. REF: 1433153

Disclaimer These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. All measurements and distances are approximate only. Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.