



Anzio Road  
Devizes, SN10 2GF

**STRAKERS**

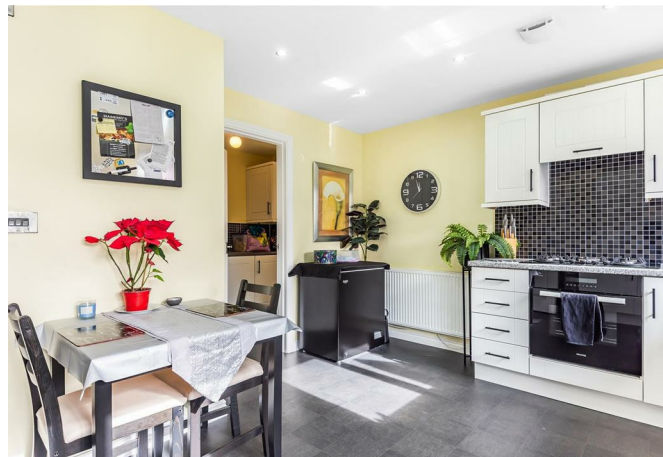


## 49 Anzio Road, Devizes, SN10 2GF

A stunning example of a perfectly finished and well positioned five bedroom home with South facing garden, garage, multiple parking spaces and convenient for commuters onto the London Road

- Five Bedrooms
- Detached Family Home
- South Facing Rear Garden
- Multiple Parking Spaces
- Three Floors
- Newly Fitted Kitchen
- Modernised Throughout
- Single Garage with new Flooring
- CCTV for Added Security
- Four Bathrooms

£475,000





**\*\*5 BEDROOM DETACHED\*\*INCREDIBLE CONDITION\*\*PARKING FOR FIVE CARS\*\*SINGLE GARAGE\*\*SOUTH FACING GARDEN\*\*MODERNISED INTERNALLY\*\*THREE FLOORS\*\***

When walking into the show piece of a home, the immediate wow factor is there. Built in 2011, the house feels like a modern day show home. The quality of finish throughout is second to none with many improvements throughout including redecoration, newly fitted kitchen and bathrooms, newly fitted light fittings, switches and sockets, new flooring in garage and fitted wardrobes. The house is set within a secluded part of the development at the end of a no through road. There is a small park opposite the house. There are solar panels installed to mitigate utility expenses.

On entering the house on the ground floor, the hallway leads off to all aspects of the house with the spacious study to the left, the well proportioned dining room to the right, the living room area to the rear of the house, with French doors opening to the garden and the exemplary example of a modern kitchen with utility room and door to the side access.

On the first floor are three bedrooms, two of which share an en-suite bathroom, a family bathroom and stunning master bedroom with built in wardrobes and en-suite bathroom.

On the second floor are two further bedrooms and family bathroom.

Outside there is a single garage to the side of the house with allocated parking in front. The garage has new flooring inside and there is side access to the rear South facing garden. The garden has established borders and is mostly laid to lawn. There are CCTV cameras to the outside of the house for added security.

### Situation

The property is located in the popular Marina area with canal walks, The Hourglass public house and Devizes Marina Cafe all on the doorstep. 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, cinema, theatre and 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

Tenure: Freehold

Council Tax: Band F

EPC Rating: C

Services: All mains services are connected.

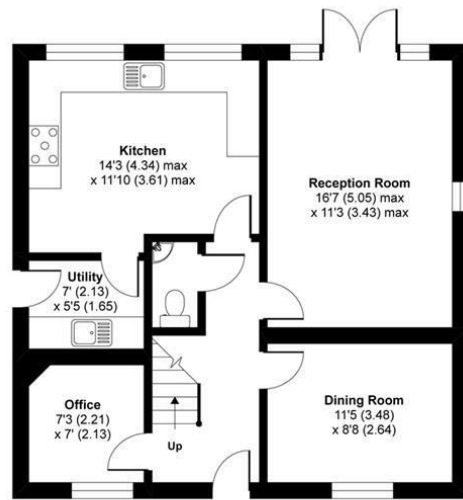




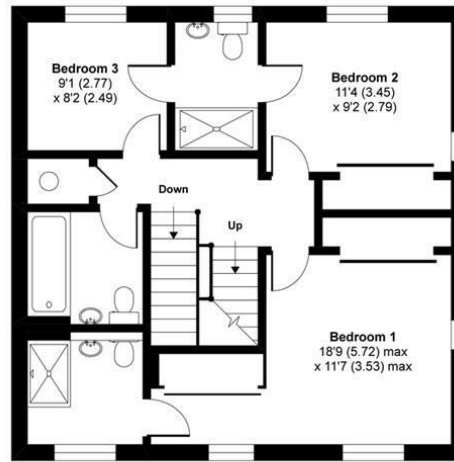
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Approximate Area = 1951 sq ft / 181.2 sq m (includes garage)

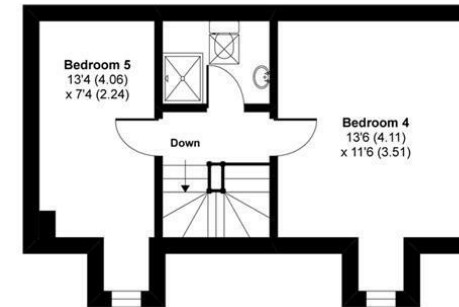
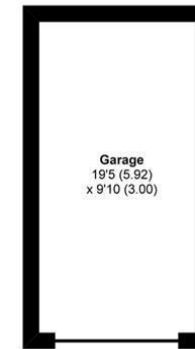
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GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2021. Produced for Strakers. REF: 695558

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