



FREEHOLD GUIDE PRICE

**£170,000**

**1 Church Corner**

**Whistley Road**

Potterne, SN10 5LZ





**A surprisingly spacious three bedroom semi-detached cottage of good proportions and situated in a village location and ripe for complete modernisation.**

- Semi-detached cottage
- Ripe for renovation
- Spacious accommodation
- Located in the heart of the village
- No onward chain
- Small garden
- Countryside walks close-by
- Views of the church
- Rear pedestrian access
- Oil central heating



## **SUMMARY**

The accommodation has oil fired central heating with some double glazing and to the rear is a garden with greenhouse and shed.

Potterne is a popular village about two miles to the South of Devizes which caters for most everyday leisure and shopping needs. The village itself has a post office store, pre-school, church and pub. There is a village hall and countryside walks aplenty close by.

## **GROUND FLOOR**

Entrance through lean to: Hallway with under-stair storage cupboard. Dining room. Kitchen:- with floor and wall units, sink unit, space and plumbing for appliances. Pantry with oil fired central heating boiler. Sitting room.

## **FIRST FLOOR**

Bathroom with shower over bath, basin, W.C. Three bedrooms.







## OUTSIDE

At the rear of the property is a block paved pathway, lawn, shrubs and plants, greenhouse and shed with rear pedestrian access, and oil tank.

Energy Efficiency Rating E.







Total area: approx. 119.3 sq. metres (1284.5 sq. feet)



## DIRECTIONS

Proceed South from Devizes on the A360 towards Potterne where the house will be found on the sharp left-hand bend in the centre of the village.



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