



MATTHEWS CLOSE, ALL CANNINGS

£2,650 per month*

Carter Jonas

MATTHEWS CLOSE, ALL CANNINGS, DEVIZES, WILTSHIRE, SN10 3NU

A large and spacious four bedroom family detached house with enclosed garden and exceptional views in this beautiful village, with good local schooling.

- Kitchen/Breakfast Room
- Utility Room
- Dining Room
- Sitting Room
- 4 Bedrooms
- 2 Bathrooms
- Garage

THE PROPERTY

Matthews Close is situated in the village of All Cannings, which is on the Kennet and Avon Canal at the very heart of the Pewsey Vale. It is in an area of rolling countryside set in a conservation area within the North Wessex Downs area of "Outstanding Natural Beauty". Village amenities include a Community Shop, Village Hall, Ofsted rated outstanding Primary School, Church and Pub. The market town of Devizes is approximately 6 miles away with Marlborough 11 miles.

The unfurnished accommodation comprises entrance hall, downstairs cloakroom, kitchen/breakfast room with inbuilt gas cooker, fridge/freezer, plumbing for washing machine and dishwasher, utility room, dining room, sitting room, with fire place. To the first floor master bedroom with ensuite bathroom, two further doubles and a single, family bathroom with shower. Enclosed garden.

Council Tax Band: F (Wiltshire council Website for cost)

EPC: D

The holding deposit for the property will be £611.53 and the deposit £3057.69 subject to the rent being as advertised at £2650pcm.

Pets: Case by case basis

Services: Mains water and drainage, oil central heating.



Internet & Mobile: Further information on availability and speeds can be found at

Ofcom website. Internet services available are FTTC or ADSL.

ADDITIONAL INFORMATION

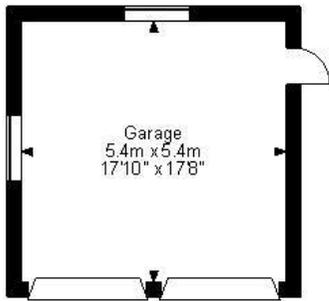
Offers Available for a minimum term of 12 months longer terms will be considered

Viewing Strictly by appointment

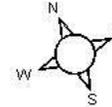
Local Authority - Council Tax Band

Directions

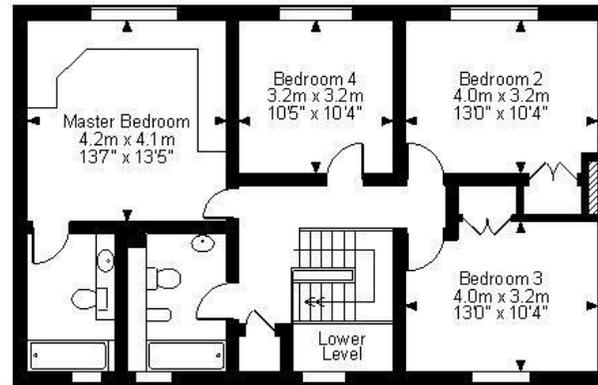




Matthews Close, All Cannings, Devizes
Approximate Gross Internal Area
Main House = 1,840 sq ft / 171 sq m
Garage = 315 sq ft / 29 sq m
Total = 2,155 sq ft / 200 sq m



Ground Floor



First Floor



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		83
(69-80)	C		
(55-68)	D	68	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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Classification L2 - Business Data

IMPORTANT INFORMATION

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