

Kington Langley
Chippenham, SN15 5PA



About 6.5 Acres at Days Lane, Kington Langley, Chippenham, Wiltshire, SN15 5PA

Parcel of agricultural land situated on the outskirts of this popular Wiltshire village. The land which is slightly sloping has a long road frontage and gated access to the village road.

- For Sale By Online Auction
- Thursday 1st April 2021
- Lot 06
- Guide Price £50,000+
- Agricultural Land
- About 6.5 Acres

£50,000



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Situation & Description

Mature enclosed grassed paddock situated in a rural position close to the outskirts of the village.

The paddock is slightly sloping and has a long road frontage with gated access to Days Lane.

The extent of the land is shown edged red on the aerial photograph and measures about 6.5 acres.

Kington Langley is a highly sought after village and offers a Primary School and Church and has a strong community spirit with many activities available. The neighbouring town of Chippenham offers a huge range of amenities including major shopping outlets along with a choice of leisure facilities.

A mainline railway station (London-Paddington) is also in the town. There is good access to the M4 motorway at Junction 17 which offers good motor commuting to the major centres of Bath, Bristol, Swindon and London.

From Kington Langley proceed on Days Lane and continue out of the village. Continue past a hamlet of cottages and the land is on the right just after the Byway.

Legal Pack

You can download the legal packs via our website www.strakers.co.uk and going to the auction home page by using the services heading at the top of the page. Click on the light blue tab under the next auction date displayed on the calendar. This will produce a lot list, select a lot of interest, this pulls up further details on the property - on the right under the photos click View Legal Documents - You will need to sign-up by entering your email address and creating a password the first time but this will stay valid for all of our future auctions. The legal pack may not be available straight away, but as long as you have registered to receive it you will be notified as soon as it is available.

Reserve & Guide Price

Generally speaking Guide Prices are provided as an indication of each seller's minimum expectation. They are not necessarily figures which a property will sell for and may change at any time prior to the auction. Virtually every property will be offered subject to a Reserve (a figure below which the Auctioneer cannot sell the property during the auction) which we expect will be set within the Guide Range or no more than 10% above a single figure Guide.

+ Fees

If you are the successful bidder, you will then be asked to sign the auction contract and pay a 10% deposit and a buyers fee of £600 including VAT on any Lots purchased at or below £99,999 or £1,200 including VAT on any lots purchased at £100,000 or above.

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.



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www.strakers.co.uk

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