



The Green, Lyneham Chippenham SN15 4PH

welcome to

The Green, Lyneham Chippenham

*** TO BE SOLD BY PUBLIC AUCTION ON 16TH DECEMBER 2025 AT THE GRAND CONNAUGHT ROOMS, 61 - 65 GREAT QUEEN STREET, LONDON, WC2B 5DA (Online bidding available) ***



Entrance Porch
Entrance Hall

Dining Room

14' 2" max x 14' 6" max (4.32m max x 4.42m max)

Downstairs Bathroom

Breakfast Room

12' 1" max x 11' 1" max (3.68m max x 3.38m max)

Kitchen

11' 1" max x 7' 5" max (3.38m max x 2.26m max)

Garden Room

13' 9" max x 10' max (4.19m max x 3.05m max)

Shower Room

Second Entrance Hall

Sitting Room

22' 3" max x 20' 5" max (6.78m max x 6.22m max)

Utility Room

19' 10" max x 6' 9" max (6.05m max x 2.06m max)

Landing

Bedroom One

18' 8" max x 15' 11" max (5.69m max x 4.85m max)

Separate Wc

Bathroom

Bedroom Two

20' max x 12' 2" max (6.10m max x 3.71m max)

Bedroom Three

13' 5" max x 13' 8" max (4.09m max x 4.17m max)

En Suite

Bedroom Four

11' 9" max x 6' 5" max (3.58m max x 1.96m max)

Bathroom

Front Garden

Rear Garden

Side Garden

Outbuildings

Agents Note

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STREET, LONDON, WC2B 5DA (Online bidding
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The Green, Lyneham Chippenham

- Semi-Detached Thatched Cottage
- Investment Opportunity
- Grade II Listed
- Excellent Potential-STPP
- Village Location

Tenure: Freehold EPC Rating: Exempt
Council Tax Band: E

guide price

£250,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
CLN109639 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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