





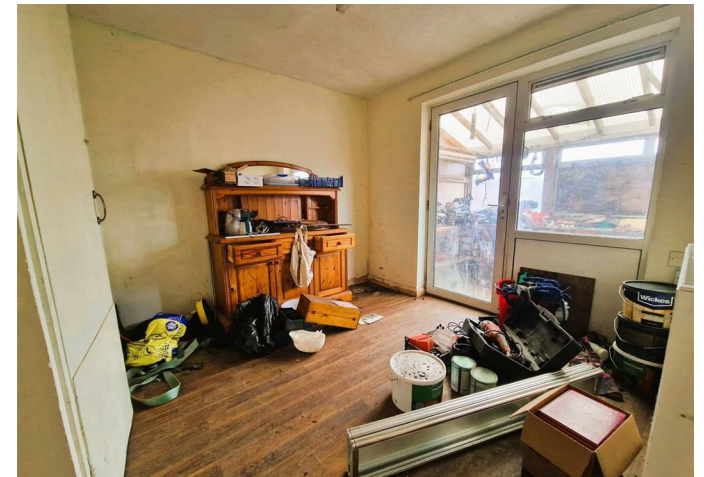
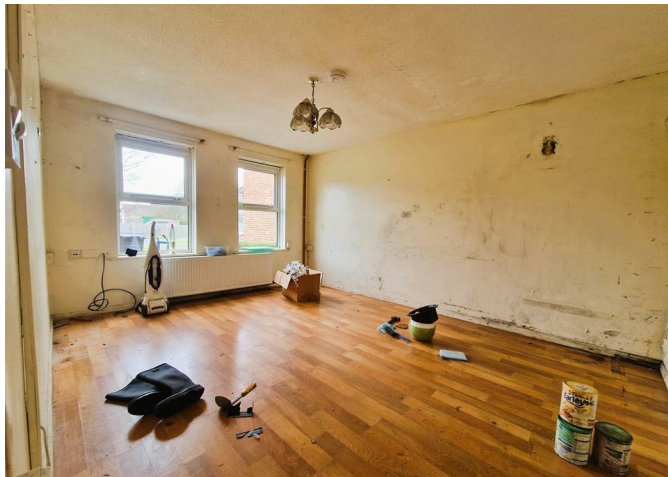
📍 14 St. Marys, Steeple Ashton, Wiltshire, BA14 6EN

🏠 Auction Guide £185,000

- For Sale by Online Auction
- Thursday 22nd May 2025
- Lot 27
- Guide Price £185,000+

🏡 Freehold

🏠 EPC Rating D





LOT 27  
FOR SALE BY ONLINE AUCTION  
THURSDAY 22nd MAY 2025  
GUIDE PRICE £185,000+

3 Bedroom end of terrace house in need of modernisation throughout, situated in the popular village of Steeple Ashton.

Steeple Ashton has a thriving community providing playing fields and a public house/shop/post office. The village has been voted the best-kept village in Wiltshire on numerous occasions. The market towns of Devizes, Trowbridge, Melksham and Chippenham and the cities of Bath and Salisbury are all within a 30 mile radius.

Dauntsey's School, Marlborough College and St Mary's Calne are easily accessible. Communications in the area are excellent with train services to London Paddington from Chippenham, Pewsey and Westbury; fast road access to London and the West Country, Heathrow and Gatwick via the M4 to the north and the A303 to the south.

The accommodation comprises on the ground floor; entrance hall, W.C., living room, dining room, kitchen and lean to. On the first floor; landing, 3 bedrooms and a bathroom. There is double glazing and ground source heat pump central heating.

Externally there is a good-sized rear garden with various sheds and a lawn area. To the front is an area of lawn with pathway to front door. There is communal parking available on the nearby road.

what3words///rave.kinks.freedom

Turn into St Marys, you will find the property on the right.

#### **Situation & Description**

3 Bedroom end of terrace house in need of modernisation throughout, situated in the popular village of Steeple Ashton.

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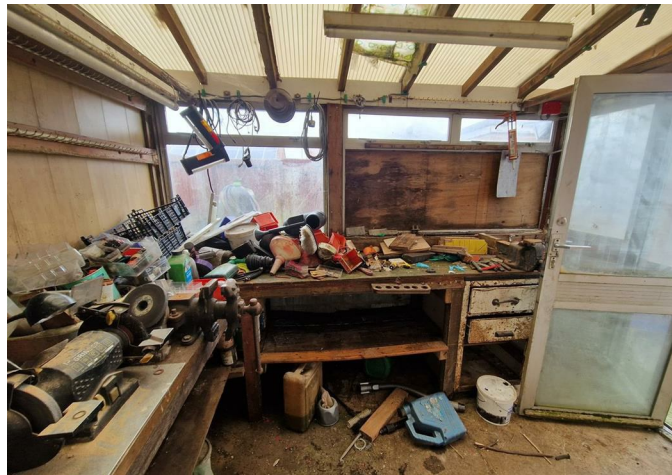
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#### **Viewings**

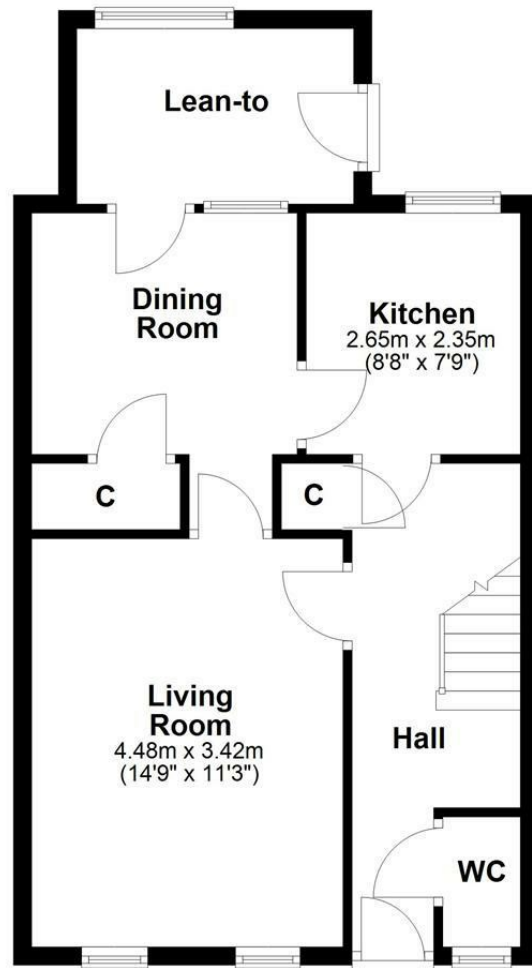
To arrange a viewing, contact: Trowbridge Office on 01225 617030

There will be numerous pre-arranged open house viewing slots lasting for 30 minutes and you can book in by contacting the Auctioneers.

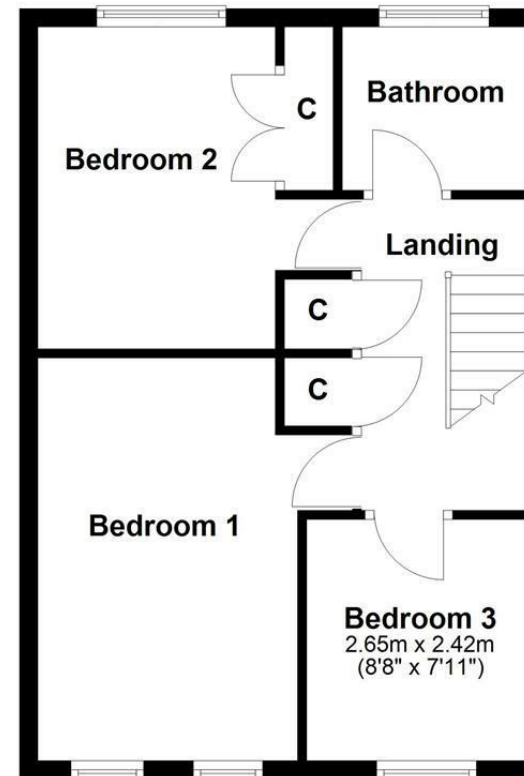
If you have any concerns with viewings, please contact the relevant Strakers office and we would be happy to discuss them with you and hopefully put you at ease.



## Ground Floor



## First Floor



Total area: approx. 92.7 sq. metres (997.9 sq. feet)

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.