



📍 13 Weller Road, Corsham, Wiltshire, SN13 0AL

🔗 Auction Guide £80,000

- For Sale by Online Auction
- Thursday 9th July 2026
- Lot 31
- Guide Price £80,000+

🏠 Freehold

📊 EPC Rating C



LOT 31  
FOR SALE BY ONLINE AUCTION  
THURSDAY 9th JULY 2026  
GUIDE PRICE £80,000+

Spacious purpose built 2 bedroom, first floor flat for modernisation. Ideal investment or first time buy.

The accommodation comprises; entrance hall, living room, kitchen, two double bedrooms and bathroom. The property has double glazing and gas heating. There is a small shared balcony area and a fire escape at the rear.

Externally there is on street parking available on a 'first come first served' basis. Potential annual income in good order of approximately £10,200pa.

Leasehold - a new 999 lease will be created and further details will be available prior to the auction.

what3words///rags.candle.selection

For further information please go to our auction site.

#### **Situation**

Corsham is a pretty and historic town located only about 8 miles from the World Heritage City of Bath, which itself offers some of the finest shopping outside the capital. Noted for its High Street, Corsham has a wealth of beautiful buildings dating from the 16th Century, including the magnificent stately home, Corsham Court with its landscaped open parkland and fields, perfect for walking dogs and exercising. The immediate area around Corsham is rich in countryside walks, bridleways and rural pastimes.

#### **Viewings**

To arrange a viewing, contact: Corsham Office

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.

#### **Online Auction**

In order to bid at Strakers Online Auctions, you will first need to create an account by providing your contact details. You will be asked to read and accept our Online Auction Terms and Conditions. In order to bid online, you will be required to register a credit or debit card for the bidder security deposit. Strakers are required by law to carry out an online anti-money laundering check on all persons wishing to bid. In general terms, you are strongly advised to view the property and take professional advice as to its condition and suitability.

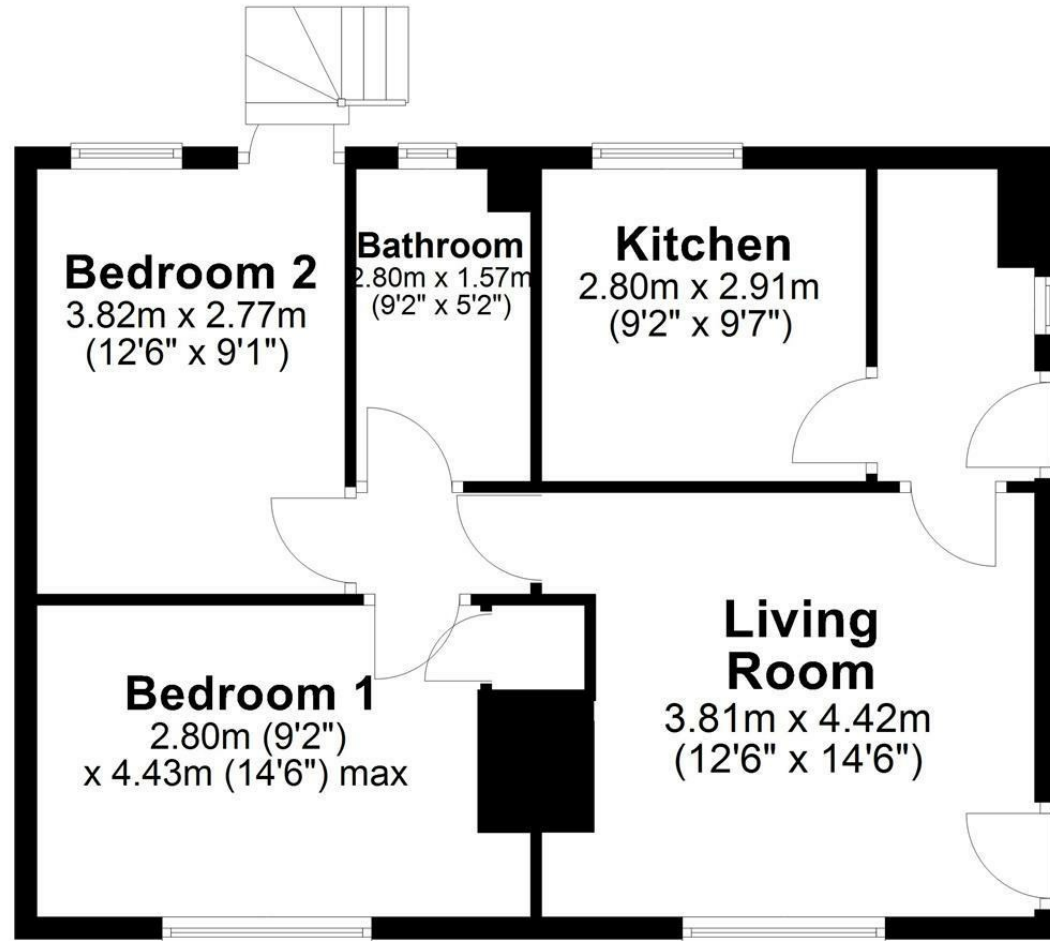
When the auction opens at 8am the day of the auction, you will be able to place bids in line with the pre-determined bid increment levels, using the bid increase (+) and decrease (-) buttons provided. It is recommended you check your web browser will allow you to bid in good time as some browsers' security can block the ability to bid. We recommend using Google Chrome when possible.

We offer property for sale by immediate, unconditional contract. This means that the fall of the electronic gavel constitutes an exchange of contracts between the buyer and seller. Both parties are legally bound to complete the transaction usually within 20 working days following the close of the auction but this will be confirmed within the legal documentation.



## Floorplan

Approx. 60.1 sq. metres (647.2 sq. feet)



Total area: approx. 60.1 sq. metres (647.2 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.