



📍 1 Newtown Cottages Lower Road, Erlestoke, Devizes, SN10 5UF

🔗 Auction Guide £125,000

- For Sale by Online Auction
- Thursday 12th February 2026
- Lot 01
- Guide Price £125,000+

🏡 Freehold

🏠 EPC Rating



LOT 01
FOR SALE BY ONLINE AUCTION
THURSDAY 12th FEBRUARY 2026
GUIDE PRICE £125,000+

Attractive 3 bedroom semi-detached red brick cottage for modernisation with potential to extend to side/rear subject to consents. Lovely rural situation.

The accommodation comprises on the ground floor; entrance hall, living room, kitchen/dining room, rear hall and bathroom. On the first floor; landing and 3 bedrooms. The property has double glazing but no central heating.

There are good size gardens to the front, side and rear with lawns and mature shrubs and hedging. A driveway provides off road parking for about 2/3 vehicles.

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Situation & Description

Attractive 3 bedroom semi-detached red brick cottage for modernisation with potential to extend to side/rear subject to consents. Lovely rural situation.

Erlstoke lies within a conservation area and has a Church, cricket club and 18 hole golf course. Nearby Great Cheverell provides a post office/store, public house, village hall, primary and nursery schools and the 'Dauntseys' school is only a short distance. The market town of Devizes provides a wider range of shopping, leisure and educational amenities. The historic cities of Bath and Salisbury are both about 20 miles away.

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Viewings

To arrange a viewing, contact: Devizes Office on 01380 723451.

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.

Legal Pack

You can download or pre-register for the legal packs via our website www.strakers.co.uk by using the 'Menu' at the top of the page and selecting 'Auctions', then 'Current Auction'. This will produce a lot list. Find the lot of interest and click 'View Legal Documents'. You will need to sign-up by entering your email address and creating a password the first time you use this, your log-in 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.



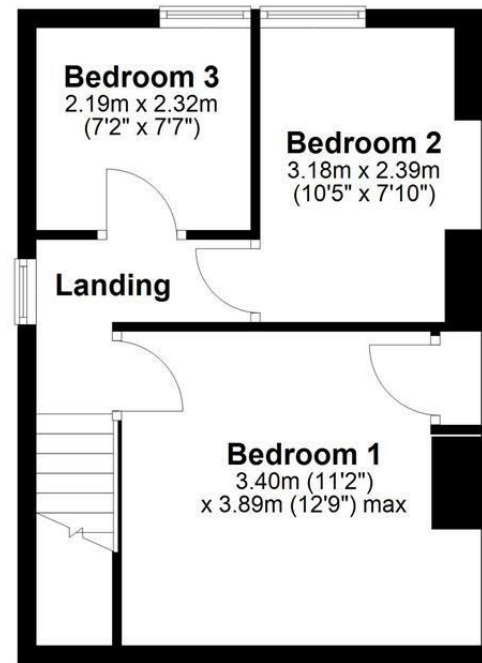
Ground Floor

Approx. 37.7 sq. metres (405.7 sq. feet)



First Floor

Approx. 32.1 sq. metres (346.0 sq. feet)



Total area: approx. 69.8 sq. metres (751.7 sq. feet)

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