



📍 11 Leylands Road, Corsham, Wiltshire, SN13 0NL

📄 Auction Guide £70,000

- For Sale by Online Auction
- Thursday 2nd April 2026
- Lot 15
- Guide Price £70,000+

🏠 Leasehold

📊 EPC Rating D



LOT 15  
FOR SALE BY ONLINE AUCTION  
THURSDAY 2nd APRIL 2026  
GUIDE PRICE £70,000+

A well proportioned 2 bedroom first floor purpose built maisonette situated in an established residential area in need of updating. Ideal investment or first time buy.

The accommodation comprises; entrance door with stairs to first floor, entrance hall, living/dining room, kitchen/breakfast room, 2 bedrooms, bathroom and walk in storage cupboard. The property has double glazing and gas central heating.

There is on street parking nearby and grassed areas to the front and rear.

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

what3words///relating.fuses.matter

For further information please go to our auction site.

#### **Situation**

Corsham has an attractive High Street with a good range of shops, public houses and amenities. There are good primary and secondary schools. The Georgian City of Bath is only a short drive away and nearby Chippenham has a mainline railway station.

#### **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.

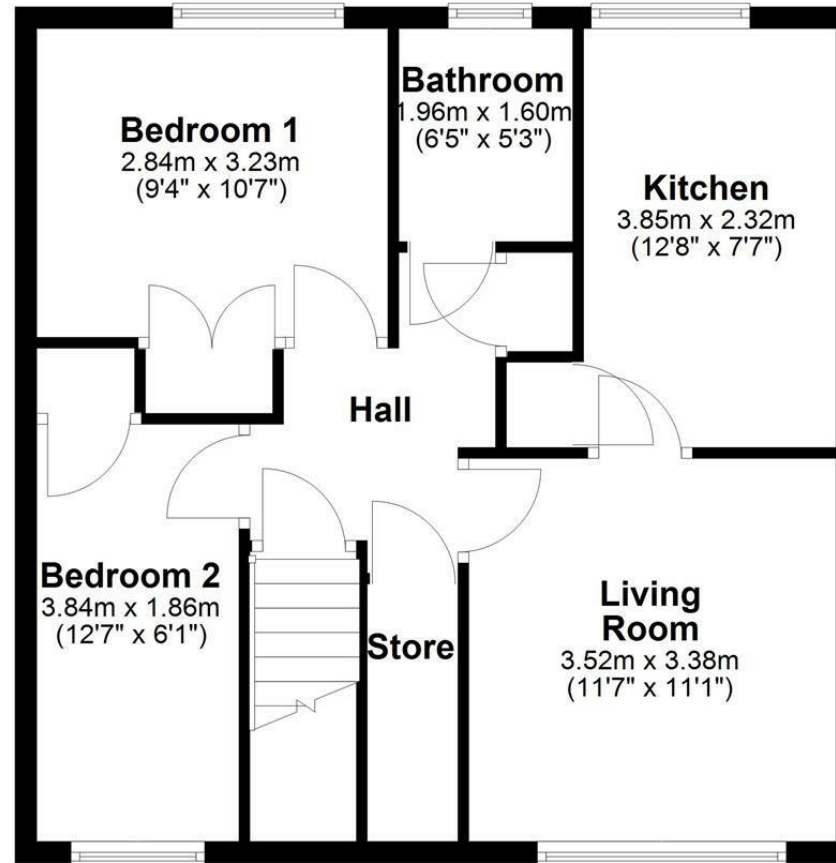
#### **Legal Pack**

You can download or pre-register for the legal packs via our website [www.strakers.co.uk](http://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.



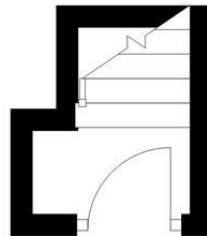
## First Floor

Approx. 55.0 sq. metres (591.9 sq. feet)



## Ground Floor

Approx. 2.1 sq. metres (22.5 sq. feet)



Total area: approx. 57.1 sq. metres (614.5 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.