



📍 5 Market Hill, Calne, Wiltshire, SN11 0BU

📄 Auction Guide £250,000

- For Sale by Online Auction
- Thursday 15th October 2026
- Lot 12
- Guide Price £250,000+

🏠 Freehold

🏠 EPC Rating E



LOT 12
FOR SALE BY ONLINE AUCTION
THURSDAY 15th OCTOBER 2026
GUIDE PRICE £250,000+

Spacious 5 Bedroom townhouse situated in the heart of Calne. In need of modernisation with pleasant enclosed rear garden.

The Grade II house has accommodation over 3 floors plus a useful cellar. On the ground floor; entrance hall, front reception (former shop), living room, dining room, conservatory, kitchen, stores and cloakroom. On the first floor; landing, 3 bedrooms and a bathroom and on the second floor; landing, and 2 bedrooms/attic rooms. There are many exposed features including beams and fireplaces. Gas heating.

At the rear there is a private patio area and step lead up to a lawned garden with shed and flower borders. All enclosed by a stone wall. On street parking available nearby.

what3words///rudder.ringers.widest

For further information please go to our auction site.

Situation

Calne is a historic market town situated on the edge of the North Wessex Downs National Landscape, offering an excellent range of amenities and a convenient location within north Wiltshire. The town provides a comprehensive selection of supermarkets, independent retailers, cafés, restaurants, schools, healthcare facilities and leisure amenities, making it a popular choice for families, professionals and investors alike.

The town enjoys good transport links, with easy access to the A4 and A3102, providing convenient connections to Chippenham, Marlborough, Bath and Swindon. Junction 17 of the M4 motorway is approximately 10 miles away, while mainline rail services to London Paddington, Bristol and South Wales are available from nearby Chippenham.

Steeped in history, Calne is perhaps best known for its heritage as a former market and milling town and for its association with the historic Bowood Estate. The town is well placed for access to nearby attractions including Bowood House and Gardens, the picturesque village of Lacock and the Kennet & Avon Canal, together with a wealth of walking and cycling routes through the surrounding countryside.

Combining historic character with modern amenities, excellent transport links and access to some of Wiltshire's most attractive countryside, Calne continues to be a desirable location for owner-occupiers, landlords and developers, offering broad appeal across the residential property market.

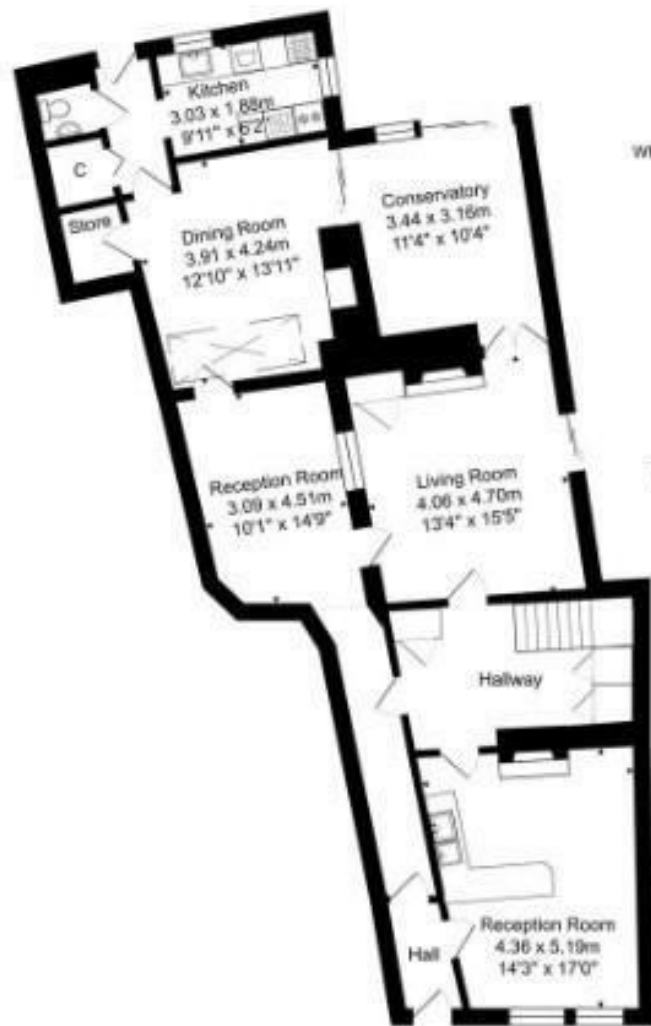
Viewings

To arrange a viewing, contact: Chippenham Office

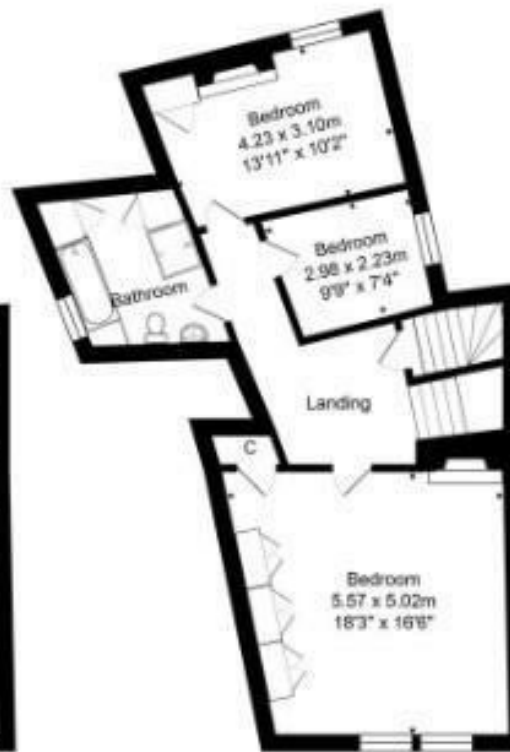
There will be numerous pre-arranged open house viewing slots lasting for 30 minutes and you can book in by contacting the Auctioneers.

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.

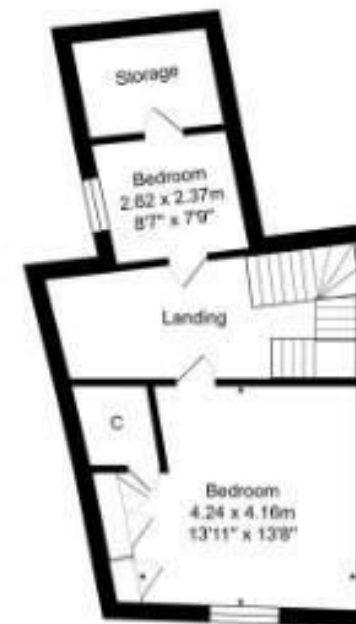




Ground Floor
Area: 125.3 m² ... 1348 ft²



First Floor
Area: 74.0 m² ... 797 ft²



Second Floor
Area: 49.4 m² ... 532 ft²

Total Area: 248.7 m² ... 2677 ft²

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is purely for illustrative purposes only and should be used as such by any prospective purchaser.

Area includes internal and external wall thickness
www.epcasassessments.co.uk

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