

PHASE III, 148 - 161 Lillybrook, Lyneham
Chippenham, SN15 4AA

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PROPERTY SALES & LETTINGS



- ** Coming Soon **
- Reserve Now * Occupation Ready from May 2026 *
- All Homes with Garage + 2 Car Parking
- Opportunities to Customise/Bespoke
- Semi-Retirement Living at it's finest
- 14 Brand New Park Homes
- 44ft x 22ft Twin Units
- Landscaped Gardens
- Over 50 Residential Site

Phase III, 148 - 161 Lillybrook
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£290,000

A New Chapter in Comfortable, Contemporary Park Home Living.

* 14 New Park Homes coming 2026-27 *

Set within the peaceful and beautifully maintained Lillybrook Estate in Lyneham, this brand-new phase offers the opportunity to enjoy modern park home living in one of Wiltshire's most desirable locations.

This exclusive collection of 14 brand new park homes has been thoughtfully designed for those aged 50 and over who are seeking a relaxed, secure, and low-maintenance lifestyle without compromise on comfort or quality.

Each home features:

A private garage – perfect for secure storage or parking

Two dedicated parking spaces

Beautifully landscaped surroundings with a sense of space and privacy

Crafted with care and attention to detail, these homes combine stylish interiors with practical layouts – ideal for those looking to downsize, enjoy single-storey living, or embrace a simpler pace of life in a welcoming community.

A Place to Belong
Lillybrook Estate is well established and highly regarded, offering peace of mind and a friendly neighbourhood atmosphere. Residents benefit from the independence of owning their own home while being part of a close-knit, like-minded community.

Reserve Your New Home Today
Homes are available to reserve now, with first deliveries expected from April 2026 and occupation ready from May/June 2026. Early reservation allows you to secure your preferred plot and begin planning your next chapter in comfort and confidence.

Experience the quality, craftsmanship, and care that make your new home very special – and discover just how enjoyable modern park home living can be.

A great alternative to bungalow living. Contact us today to find out more or to reserve your new home at Lillybrook Estate.



Viewings

By appointment through Alan Hawkins Property Sales. Tel: 01793 840 222

Council Tax: Wiltshire Council

Tax Band A For year 2026/27 = £1612.75
For information on tax banding and rates, please call Wiltshire Council, Monkton Park. Chippenham. Wiltshire. SN15 1ER. Tel: 0300 456 0109

Tenure

Mobile Homes Act 1983

Management Fee: £676.37 per qtr

Tenure: Mobiles Homes Act 1983
Pitch Fee: £676.37 per quarter.
Gas: LPG
Electric: Mains
Water + Waste: Mains









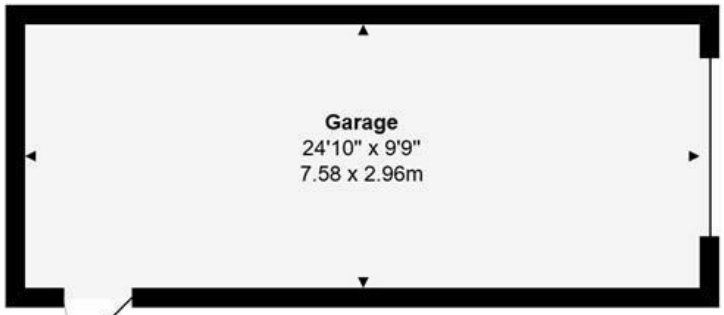









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Garage
Area: 242 ft² ... 22.4 m²



Area: 909 ft² ... 84.5 m²
Total Area: 1151 ft² ... 106.9 m²

Disclaimer:
These floor plans are provided for guidance only and are not to scale.
All dimensions, layouts, and details shown are approximate and should not be relied upon as statements of fact.
Prospective purchasers or tenants should satisfy themselves by inspection or independent verification.
Fixtures, fittings, furniture, and appliances shown are indicative only and may not be included in the sale or letting.
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THE GUILD PROPERTY PROFESSIONALS

safeagent

The Property Ombudsman