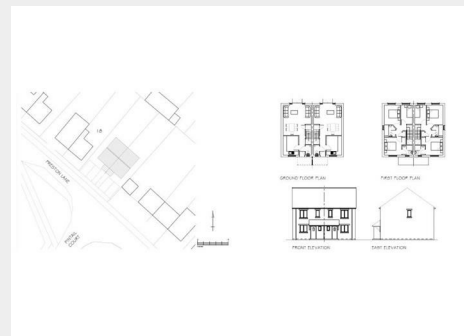


## Building Plot @, Preston Lane, Lyneham, Wiltshire, SN15 4AR

Sold @ Auction £134,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 14TH MAY 2025
- VIRTUAL TOUR NOW ONLINE
- VIEWINGS – REFER TO DETAILS
- LEGAL PACK COMPLETE
- SOLD @ MAY LIVE ONLINE AUCTION
- FREEHOLD BUILDING PLOT
- PLANNING IN PRINCIPLE ( PIP )
- 2 X 3 BED HOUSES | GDV £700K
- EXTENDED 8 WEEK COMPLETION

Hollis Morgan – MAY LIVE ONLINE AUCTION – A Freehold DEVELOPMENT SITE with PLANNING GRANTED to erect a scheme of 2 X 3 BED SEMI DETACHED HOUSES with a GDV of £700,000

# Building Plot @, Preston Lane, Lyneham, Wiltshire, SN15 4AR

## Accommodation

### FOR SALE BY LIVE ONLINE AUCTION

\*\*\* SOLD @ MAY LIVE ONLINE AUCTION \*\*\*

GUIDE PRICE £95,000 +++  
SOLD @ £134,000

ADDRESS | Land Adjacent to 18 Preston Lane, Lyneham, Wiltshire SN15 4AR

Lot Number TBC

The Live Online Auction is on Wednesday 14th May 2025 @ 17:30  
Registration Deadline is on Monday 12th May 2025 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can choose to bid by telephone, proxy or via your computer.  
Registration is a simple online process – please visit the Hollis Morgan auction website and click “REGISTER TO BID”

### THE PROPERTY

A Freehold parcel of land formerly gardens at 18 Preston Lane - circa 0.1 acres  
Sold with vacant possession.

Tenure - Freehold

Utilities, Rights & Restrictions - Please refer to the Legal Pack

Flood Risk - Please refer to the Legal Pack

### THE OPPORTUNITY

PLANNING GRANTED | GDV £700,000

Planning in principle ( PIP ) has been granted to erect a scheme of 2 x 3 bedroom semi detached houses with garden and parking.  
We understand the resale values are £350,000 each | GDV £700,000

What is the permission in principle ( PIP )

The permission in principle consent route is an alternative way of obtaining planning permission for housing-led development which separates the consideration of matters of principle for proposed development from the technical detail of the development. The permission in principle consent route has 2 stages: the first stage (or permission in principle stage) establishes whether a site is suitable in-principle and the second (technical details consent) stage is when the detailed development proposals are assessed.

### PLANNING ( PIP )

PL/2025/00470

Site Address | Land Adj 18 Preston Lane, Lyneham, Chippenham, Wilts, SN15 4AR

Proposal | Erection of up to 2 no. dwellings

Latest Decision Date (Calculated) - 28/02/2025

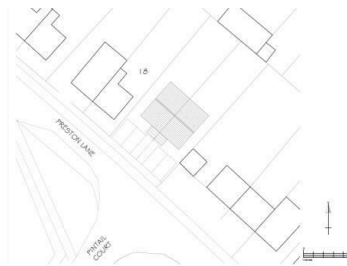
Issued Decision - Approve

Decision Notice Sent Date - 28/02/2025

### PLANNING INFORMATION

Full details of the proposed scheme and drawings can be downloaded with the online legal pack.

## Floor plan



## EPC Chart



9 Waterloo Street

Clifton

Bristol

BS8 4BT

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## Auction Property Details Disclaimer

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Please refer to our website for further details.