

APPENDIX 4

Sales Evidence and Analysis

No	Postcode	Address	Date sold	Sold price	5% buyer incentives	House type	Beds	Foor Area sq.m	Floor area ft²	Price per ft²	5% £/sqft
1	SN16 0FA	93, Sillars Green, Malmesbury, Wiltshire SN16 0FA	29/09/2025	£398,996	£379,046	Detached	3	88	947	£421	£400
2	SN16 0FZ	19b, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	19/09/2025	£394,246	£374,534	Detached	3	88	947	£416	£395
3	SN16 0FZ	19c, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	18/09/2025	£493,995	£469,295	Detached	4	115	1238	£399	£379
4	SN16 0FA	95, Sillars Green, Malmesbury, Wiltshire SN16 0FA	29/08/2025	£341,996	£324,896	Semi_Detached	3	88	947	£361	£343
5	SN16 0FA	27, Sillars Green, Malmesbury, Wiltshire SN16 0FA	30/06/2025	£380,000	£361,000	Flat	3	91	980	£388	£369
6	SN16 0FA	15, Sillars Green, Malmesbury, Wiltshire SN16 0FA	30/06/2025	£332,496	£315,871	Semi_Detached	3	87	936	£355	£337
7	SN16 0FA	21, Sillars Green, Malmesbury, Wiltshire SN16 0FA	27/06/2025	£399,995	£379,995	Flat	3	91	980	£408	£388
8	SN16 0FA	19, Sillars Green, Malmesbury, Wiltshire SN16 0FA	27/06/2025	£265,996	£252,696	Flat	3	81	872	£305	£290
9	SN16 0FA	25, Sillars Green, Malmesbury, Wiltshire SN16 0FA	27/06/2025	£294,995	£280,245	Flat	2	72	775	£381	£362
10	SN16 0FA	17, Sillars Green, Malmesbury, Wiltshire SN16 0FA	27/06/2025	£327,746	£311,359	Flat	3	87	936	£350	£332
11	SN16 0FA	23, Sillars Green, Malmesbury, Wiltshire SN16 0FA	27/06/2025	£295,000	£280,250	Flat	2	72	775	£381	£362
12	SN16 0FX	7, Lullus Way, Malmesbury, Wiltshire SN16 0FX	26/06/2025	£495,000	£470,250	Detached	4	112	1206	£411	£390
13	SN16 0FA	11, Sillars Green, Malmesbury, Wiltshire SN16 0FA	30/05/2025	£412,995	£392,345	Detached	3	91	980	£422	£401
14	SN16 0FT	1, Sillars Walk, Malmesbury, Wiltshire SN16 0FT	28/03/2025	£303,046	£287,894	Terraced	2	72	775	£391	£371
15	SN16 0FT	6, Sillars Walk, Malmesbury, Wiltshire SN16 0FT	07/03/2025	£344,995	£327,745	Terraced	3	87	936	£368	£350
16	SN16 0FT	3, Sillars Walk, Malmesbury, Wiltshire SN16 0FT	20/12/2024	£256,496	£243,671	Terraced	2	66	710	£361	£343
17	SN16 0FZ	27, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	20/12/2024	£213,433	£202,761	Terraced	2	66	710	£300	£285
18	SN16 0FT	7, Sillars Walk, Malmesbury, Wiltshire SN16 0FT	20/12/2024	£322,996	£306,846	Semi_Detached	3	87	936	£345	£328
19	SN16 0FZ	21, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	20/12/2024	£427,500	£406,125	Terraced	4	111	1195	£358	£340
20	SN16 0FZ	25, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	20/12/2024	£318,245	£302,333	Terraced	3	87	936	£340	£323
21	SN16 0FY	5, Savine Close, Malmesbury, Wiltshire SN16 0FY	20/12/2024	£451,246	£428,684	Detached	4	112	1206	£374	£356
22	SN16 0FZ	22, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	18/12/2024	£369,545	£351,068	Detached	3	91	980	£377	£358
23	SN16 0FT	5, Sillars Walk, Malmesbury, Wiltshire SN16 0FT	18/12/2024	£318,246	£302,334	Terraced	3	87	936	£340	£323
24	SN16 0FT	9, Sillars Walk, Malmesbury, Wiltshire SN16 0FT	16/12/2024	£370,496	£351,971	Terraced	3	91	980	£378	£359
25	SN16 0FT	2, Sillars Walk, Malmesbury, Wiltshire SN16 0FT	16/12/2024	£300,000	£285,000	Terraced	2	72	775	£387	£368
26	SN16 0FT	8, Sillars Walk, Malmesbury, Wiltshire SN16 0FT	16/12/2024	£318,246	£302,334	Terraced	3	87	936	£340	£323
27	SN16 0FZ	23, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	16/12/2024	£318,246	£302,334	Terraced	3	87	936	£340	£323
28	SN16 0FT	4, Sillars Walk, Malmesbury, Wiltshire SN16 0FT	13/12/2024	£361,004	£342,954	Terraced	3	91	980	£369	£350
29	SN16 0FZ	10, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	12/12/2024	£464,995	£441,745	Detached	4	112	1206	£386	£366
30	SN16 0FS	58, Sillars Green, Malmesbury, Wiltshire SN16 0FS	06/12/2024	£369,546	£351,069	Detached	4	111	1195	£309	£294
31	SN16 0FX	6, Lullus Way, Malmesbury, Wiltshire SN16 0FX	29/11/2024	£380,000	£361,000	Detached	4	111	1195	£318	£302
32	SN16 0FZ	16, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	27/11/2024	£455,996	£433,196	Detached	4	111	1195	£382	£363
33	SN16 0FZ	18, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	31/10/2024	£270,746	£257,209	Semi_Detached	2	63	678	£399	£379
34	SN16 0FS	60, Sillars Green, Malmesbury, Wiltshire SN16 0FS	25/10/2024	£370,496	£351,971	Detached	4	111	1195	£310	£295
35	SN16 0FZ	20, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	23/10/2024	£270,746	£257,209	Semi_Detached	2	63	678	£399	£379
36	SN16 0FX	14, Lullus Way, Malmesbury, Wiltshire SN16 0FX	30/09/2024	£430,000	£408,500	Detached	4	112	1206	£357	£339
37	SN16 0FS	46, Sillars Green, Malmesbury, Wiltshire SN16 0FS	27/09/2024	£403,746	£383,559	Detached	3	91	980	£412	£392
38	SN16 0FA	29, Sillars Green, Malmesbury, Wiltshire SN16 0FA	10/09/2024	£299,250	£284,288	Other	3	81	872	£343	£326
39	SN16 0FX	9, Lullus Way, Malmesbury, Wiltshire SN16 0FX	30/08/2024	£479,995	£455,995	Detached	4	112	1206	£398	£378
40	SN16 0FZ	15, Gleiser View, Malmesbury, Wiltshire SN16 0FZ	23/08/2024	£394,246	£374,534	Detached	3	89	958	£412	£391
41	SN16 0FY	3, Savine Close, Malmesbury, Wiltshire SN16 0FY	13/08/2024	£474,996	£451,246	Detached	4	112	1206	£394	£374
				£14,891,954	£14,147,356				40214	£370	£352