



15 High Street Great Cheverell SN10 5TH

A substantial and characterful Grade II listed, 5 bedroom home, brimming with unspoiled period charm throughout, accompanied by elegant private gardens and off street parking.

Tenure: Freehold

£700,000

Property Features

- Attractive Grade II listed property
- 5 Bedrooms
- Highly desirable Wiltshire village
- Private, mature gardens with feature waterfall
- Parking for multiple vehicles
- Generous plot of approx. 0.3 acre
- Scope for modernization
- Brimming with character



First Floor



Ground Floor

Approximate Area = 246.8 sq m / 2656 sq ft
Including Limited Use Area (2.7 sq m / 29 sq ft)

Accommodation

Ground Floor

Entrance Hall

With part glazed door to garden, slate flooring, radiator, southwest facing window, several storage cupboards, access to study/ bedroom 5 and downstairs shower room.

Shower Room

With modern single width shower, WC, wash hand basin, tiled flooring, heated towel rail, south facing window.

Study/Bedroom 5

With dual aspect windows, large storage cupboard, French doors to patio, 2 radiators, access to loft hatch.

Kitchen/Breakfast Room

With wooden bespoke farmhouse style kitchen having ample floor and wall mounted units, terracotta tile flooring, Aga, 2 radiators, built-in storage, exposed beams, dual aspect windows (north and south facing).

Dining Room

Being triple aspect with inglenook red brick fireplace having inset woodburner, exposed beams, radiator, cupboard for fuse box and meters, stairs rising to first floor.

Sitting Room 1

Being dual aspect, storage cupboard housing oil fired boiler providing domestic hot water and central heating, impressive inglenook fireplace, exposed beams, 2 radiators, stairs rising to first floor.

Sitting Room 2

Being dual aspect with exposed beams, radiator, French doors to:-

Garden Room

Being timber built with tiled flooring, glazed windows to front and side, French doors to garden and terrace.

First Floor

Landing

With substantial storage cupboard, 2 west facing windows, radiator, exposed beams.

Bedroom 1

Being dual aspect, double bedroom with exposed beams, feature fireplace, 2 radiators.

Bedroom 2

Double bedroom with east facing window, built-in storage, exposed beams, radiator.

Family Bathroom

With exposed beams, west facing window, radiator, heated towel rail, shower, bath with shower over, WC, wash hand basin, storage/airing cupboard, partially tiled walls.

Bedroom 3

Double bedroom, with exposed beams, built-in storage, east facing window, radiator.

Bedroom 4

Double bedroom with exposed beams, east facing window, 2 radiators.

Bathroom 2

With WC, wash hand basin, bath with shower over, tiled walls, heated towel rail.

Externally

Garden and Parking

Externally, the property delights with its west facing rural aspect and unusual amount of birdsong. Gravelled paths lead to various garden areas and secret places. There are two flagstone terraces, which get the sun at different times of day, both perfect for alfresco dining. And in a wild area, landscaped with stone and boulders, a picturesque waterfall runs down to a lily pond with another paved seating area beneath the trees, which provides lovely cool on very hot days. There is a new summer house built by Malvern Garden Buildings and a new greenhouse built by Rhino- both with a power supply. There is also a further greenhouse, and a newly roofed garden shed. The private and peaceful garden has mature planting, trees, shrubs and vegetable patch. There is off road parking for several vehicles and subject to the relevant planning consents, the ability to install a garage /carport and extend the driveway.



Situation

No. 15 High Street is situated in the pretty village of Great Cheverell, an attractive and historic Wiltshire village situated on the northern fringes of Salisbury Plain. The village boasts many Grade II listed buildings, many of which are thatched.

Local amenities include a public house, The Bell, a nursery and primary school, community playing fields and village hall. The surrounding countryside offers great walking, cycling and horse riding opportunities. Several secondary schools are within easy reach, The Lavington School, The Devizes School and the highly regarded independent school Dauntsey's.

Devizes, a thriving market town lies approximately 5 miles distant and provides a full range of facilities including restaurants, pubs, cinema, sporting facilities, supermarkets, weekly traditional market and various independent and national retail outlets.

There are numerous towns also close by including Westbury (approx. 8 miles) which has a main line railway station having direct access to Bath, Bristol, Salisbury and London, Trowbridge (approx. 10 miles) and Bradford on Avon 9 (approx. 13 miles), Pewsey also with railway station (approx. 15 miles).

The cities of Salisbury and Bath lie approximately 21 and 24 miles respectively.

Description

Formally two cottages married together, believed to have been built c. 18th century, this substantial Grade II listed cottage now offers tremendous space, charm and elegance, set in a picturesque plot in the highly sought after village of Great Cheverell.

Arranged over two floors and totaling over 2650 sqft, entering through the front door, you are welcomed with a wealth of character and charm, feature beams and flagstone flooring. Downstairs, the property consists of a rear entrance hall leading off to a dual aspect study/ bedroom 5, with adjoining downstairs shower room. The kitchen/breakfast room features a range of shelving units and cupboards, with ample worktop space, and leads to a formal dining room with inglenook fireplace and the original red brick bread oven as a feature. There are also two sizeable sitting rooms separated by a further beautiful inglenook fireplace, with the second leading to a bright and airy conservatory, with French doors out to one of several patios.

The first floor is accessed via 2 staircases and boasts 4 double bedrooms, two family bathrooms and ample storage space. The dual aspect principal bedroom bursts with light and character, with exposed beams and views over the pristine garden.

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General Information

Services: We are advised that all mains services are connected with the exception of gas

Heating: Oil fired central heating

Local Authority: Wiltshire Council

Council Tax Band: Band G - £3,728.40

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