



Chapel Lane, Box

Guide Price £975,000

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- Grade II Listed Character Family home
- Beautiful Mature Garden with views across the village
- Ample Parking – Driveway space for 3 cars and a spacious double garage
- Four double bedrooms across three floors, plus loft and attic rooms with potential
- Prime Village Location - a level walk to village centre and amenities
- Versatile Living Areas with 2 reception rooms
- Light-Filled Kitchen/Diner with bay window and beautiful views
- Practical Extras – Utility room, boot room, downstairs shower room, and separate WC
- Great transport links to Bath, M4 and further afield

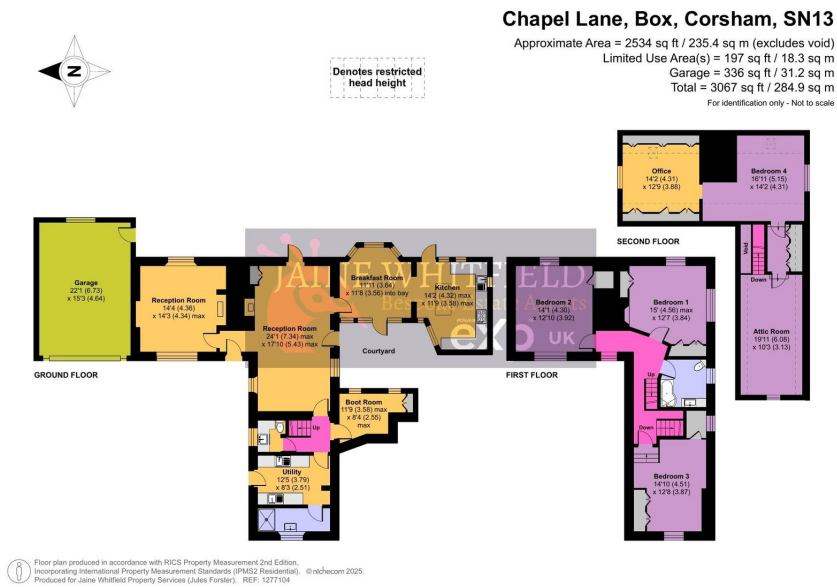


No Onward Chain ~ Beautifully Presented Grade II Listed Home in Box Village ~ motivated seller

A stunning four-bedroom family home set in a peaceful and private location near the heart of Box Village. Arranged over three floors, the property offers spacious and flexible living with original features, modern finishes, and a charming enclosed garden. Highlights include a large double reception room, open-plan kitchen/diner with garden views, utility room, downstairs shower room, and multiple reception spaces. Upstairs features generous double bedrooms, a family bathroom, and additional loft and attic rooms with potential for a master suite or further accommodation.

Outside, enjoy a mature garden, patio areas, driveway parking for three cars, and a double garage with conversion potential (STPP). Close to local pubs, schools, countryside walks, and transport links to Bath, Chippenham, and London.





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		79
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	