





📍 Belle Ville, 21 High Street, Great Cheverell, Wiltshire, SN10 5TH

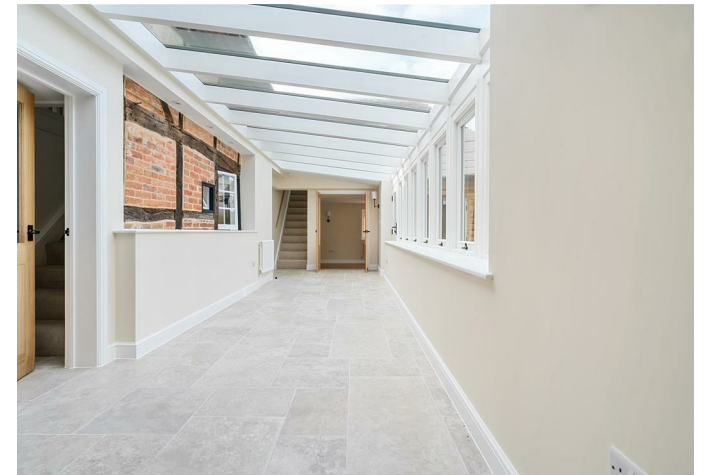
🏠 Guide Price £995,000

A magnificently renovated Grade II Listed character cottage that now boasts a luxurious contemporary finish and an extensive newly landscaped rear garden.

- Stunning Family Home Fusing Period Charm With Modern Comforts
- Beautifully Renovated & Substantially Extended
- Flexible Internal Layout
- 5 Bedrooms
- 4 Reception Rooms
- Superb Kitchen & Bathrooms
- Parking For 6 Cars + Garaging
- Private West Facing Garden
- Sought After Village With Amenities
- No Onward Chain

🏡 Freehold

🏠 EPC Rating D





'Belle Ville' is an outstanding family home that has been lovingly renovated and sympathetically extended by the current owners, creating an exciting home that perfectly blends the existing old period features with an exceptional modern finish.

This attractive Grade II Listed home has been substantially enhanced through a series of extensions but retains a wonderful 'homely' feel of the original cottage. The whole house is light and airy with an adaptable layout that could suit multi generational living or families with older children. Either side of the entrance hall are two charming reception rooms with exposed beams (a sitting room and snug) and a further door through to a stunning 28ft garden room. This has a continuation of the stone flooring and fine views. There is a new cloakroom, original exposed wall timbering and a glazed roof. A large dual aspect double bedroom is off to the right hand side with its own luxurious en suite with tiled flooring and a double width shower with 'rainfall' shower head. Glass panelled oak double doors from the garden room open into a dining/family room with engineered oak flooring. This triple aspect room has bi folding doors to the rear and French doors to the side with a step up to the elegant new kitchen with under floor heating, granite worktops, a breakfast bar, stone flooring, a 'Neff' 5 ring induction hob, integrated dish washer and full height fridge and freezer. The utility room has a washing machine and tumble dryer included. Two separate staircases ascend to the bedrooms. Via 1 staircase are the main bedroom with fitted wardrobes, a flexible 5th bedroom/study and a beautiful bathroom with a shower and roll top bath. Via the 2nd, are 2 more double bedrooms complemented by a newly created shower room.

Outside, a large gravelled driveway provides ample parking and leads to the timber clad garage. The large patio sun terrace with lights, has steps up to the wonderful newly turfed lawn with countryside views beyond.

#### **Situation**

The property is set in the centre of the highly sought after village Great Cheverell, and is well placed for rural walks and bicycle rides. This thriving village is perfect for families and has a range of amenities including an outstanding primary school Holy Trinity, excellent nursery, an active village hall, a friendly public house and a church. The historic market town of Devizes is some five miles north with a wider range of facilities including town centre shopping, a leisure centre with swimming pool, museum, theatre and thriving weekly market. The renowned Dauntsey's and Lavington schools are in the neighbouring villages of West Lavington and Market Lavington. The major centres of Bath, Swindon, Salisbury and the country towns of Trowbridge, Chippenham and Marlborough are all within a thirty mile radius, with the further benefit of mainline railway stations situated in Westbury, Pewsey and Chippenham.

#### **Property Information**

Council Tax: Still to be determined as the house has been recently heavily extended from its original footprint.

Services: Oil fired central heating, mains water, drainage and electricity. Electric underfloor heating to kitchen.

In a Conservation Area and Grade II Listed.

Agents Note: Under Section 21 of the Estate Agents Act we hereby give notice that the current vendor of this property is related to a director of Strakers.



# High Street, Great Cheverell, Devizes, SN10

Approximate Area = 2195 sq ft / 203.9 sq m  
 Limited Use Area(s) = 224 sq ft / 20.8 sq m  
 Garage = 347 sq ft / 32.2 sq m  
 Total = 2766 sq ft / 256.9 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2024. Produced for Strakers. REF: 1108851

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