

Symonds  
& Sampson



# Heneford Mill

Chetnole,

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Chetnole  
DT9 6PE

A 17th century former 4 bedroom detached mill house located on the outskirts of Chetnole, Dorset.



4



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- Rural Location
- Open fire
- Countryside outlook
- Gardens surrounding
- Ample parking
- Outdoor swimming pool



£2,950 Per Calendar Month

Sherborne Lettings  
01935 814488  
sherborne@symondsandsampson.co.uk

# THE PROPERTY

A 17th century former 4 bedroom detached mill house built of stone under a tiled roof located on the outskirts of Chetnole, Dorset.

On entering the house, you will be greeted by a welcoming hallway/sitting room with a wood burner. This leads to the living room with old ceiling beams and an impressive open fireplace.

At the heart of the house, the generous and light eat-in kitchen. An adjacent laundry and coats room has a washer/dryer and space for hanging clothes.

Heading upstairs you will find four bright bedrooms with great country views one with en-suite bathroom. A large and bright shared bathroom with shower cubicle and separate bath is also on the first floor.

Although the house is fully detached, a barn extension is connected to the house but is not part of the let. It has been retained by the owners for their own use. Tenants will need to cover house and garden bills on a pro rata basis. Pool heating and maintenance can be excluded if not required.

The rent is exclusive of all utility bills including council tax, mains electric, water and drainage. There is mobile coverage in the area, please refer to Ofcom's website for more details. According to Ofcom standard broadband is available to the area via Openreach. Please refer to the GOV.UK website for flood risk. The property has oil fired central heating and will be let part furnished.

## SITUATION

Set in an idyllic rural spot in the stunning Dorset National Landscape. The property is within the ancient parish of Melbury Bubb and just a mile from the village of Chetnole, with its country pub and historic church, and is set within miles of tranquil fields and country walks.

The characterful market town of Sherborne is 8 miles away with an array of independent pubs, shops, restaurants and historic sites. The house is within easy reach of several good state and private schools.

## OUTSIDE

Stepping outside, the property has a large garden with views onto extensive grounds. A patio area with flower beds surrounds the house. It is ideal for settling back and enjoying a BBQ on a sunny afternoon or tending to the garden or the vegetable patch if you fancy that. A path leads over to a large outdoor swimming pool.

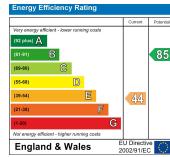
The delightful River Wriggle runs at the edge of the garden. Care is needed with small children around pool and river. The fields and paddocks that the house overlooks are part of a working farm so expect people tending to animals (sheep, horses and Guinea fowl) every now and again. There is ample private parking to the front of the house. A horse barn and paddocks are part of the farm and could accommodate your horses if you have any.

## DIRECTIONS



what3words/// //innovate.rooster.imagined





Sherborne/KM/31.10.2025



01935 814488

[sherborne@symondsandsampson.co.uk](mailto:sherborne@symondsandsampson.co.uk)  
 Symonds & Sampson LLP  
 4 Abbey Corner, Half Moon Street,  
 Sherborne, Dorset DT9 3LN



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