





Key Features

- Popular Village Location with Good Amenities Close By
- Breathtaking Views of the Rooftops & Countryside Beyond
- Kitchen Breakfast Room, Opening into Dining Room Extension
- Further Sitting Room
- Entrance Porch, Plus Boot Room / Lean to
- Large Store Room with Potential (STPP)
- Four Bedrooms, Small Ensuite Shower, Further Family Bathroom
- Large Garden to the Rear
- Communal Parking

Tenure: Freehold | **EPC Rating:** Awaited | **Council Tax Band:** B |

Services: The property is connected to mains electricity, water and drainage. There is oil fired central heating.

Location

The village of Hindon is in a Conservation Area in the Cranborne Chase and West Wiltshire Downs Area of Outstanding Natural Beauty. Hindon was a market town but is now a beautiful thriving, friendly village offering excellent amenities for its size, including an award winning Doctors’ Surgery, a happy Primary School (good results), an excellent Community Shop and Post Office, CofE church, two public houses (The Lamb and The Grosvenor), a Sports and Social Club, a playground, and allotments for those with green fingers.

There are also a number of stunning countryside walks from the village.

There are very good state and public schools in the area. The village has easy road access (2 miles) to the A303, and SW trains run from Tisbury (3 miles) to London Waterloo and Exeter. Shaftesbury is approximately 8 miles away, the historical cathedral city of Salisbury 19 miles away.

Inside the Home

Brought to the market for the first time since new, this spacious residence has been beautifully cared for and extended by the current owners, positioned at the end of a quiet cul de sac, in a quiet elevated position, with several countryside walks from the doorstep, with a breathtaking view over the rooftops of the pretty Hindon High Street, and the countryside beyond.

The accommodation includes a porch opening into an entrance hall, kitchen breakfast room, opening up into a large dining room extension which could serve a number of different uses with access into the garden, further sitting room, downstairs WC and a boot room, with access into the large storage room (with further potential STPP). On the first floor there are three double bedrooms, one with small ensuite shower and bason, a further single room and a family bathroom. The loft has been boarded throughout, providing a wonderful storage area which good head height.

Externally there is a large rear garden and communal parking.

Outside Space

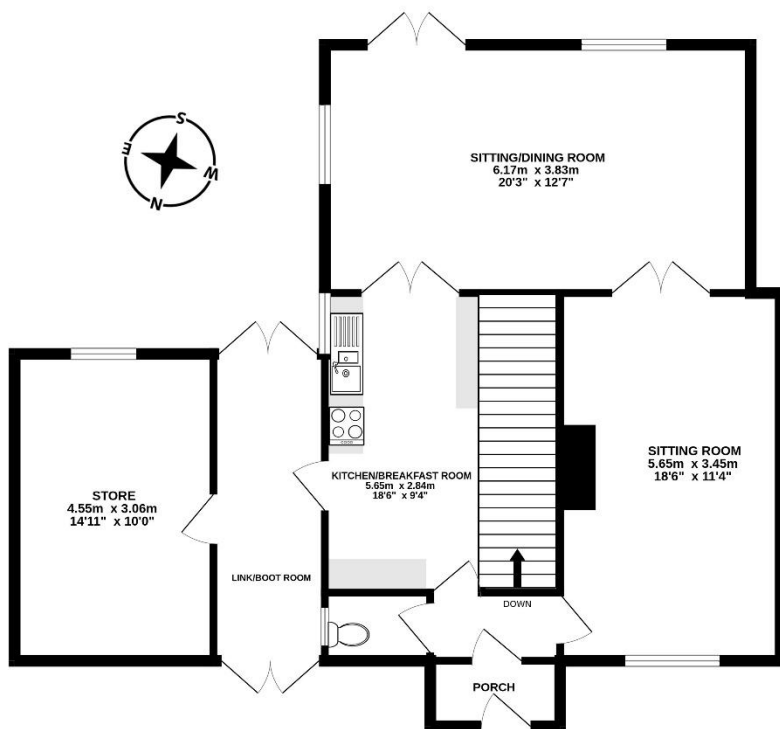
The property is located on the edge of the village, in a quiet cul de sac, in which this property is positioned right at the end in a quiet tucked away position with spectacular views over the village rooftops and countryside beyond. As you enter the cul de sac there is a large communal parking area, which is allocated to the residence of Whitehill. A pathway then leads up to the front door. To the front of the property is a large green space laid to lawn, which is well maintained by the council.

The large, mature, sunny south easterly facing rear garden has been beautifully cared for by the current owners, and can be accessed through the boot room, as well as the dining room reception, where there is a patio providing ample space for the garden furniture. The rest of the garden is a combination of lawn, as well as a productive vegetable patch, all bordered by numerous planting, providing ample colour and life.

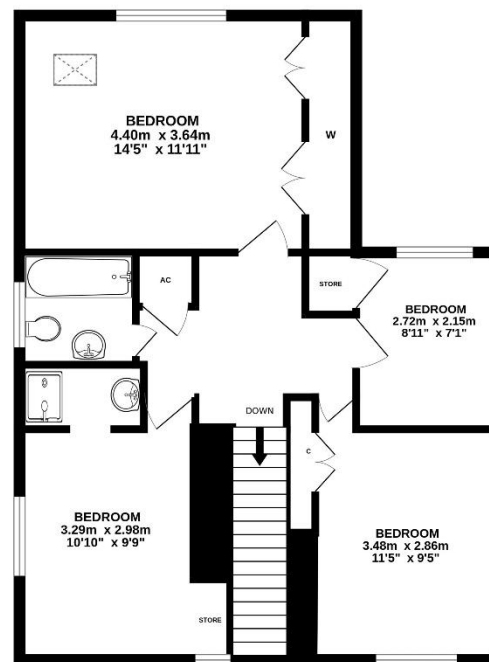
The garden is enclosed by wooden panel fencing and mature panting. There is a garden shed providing storage as well as a greenhouse.



GROUND FLOOR
88.5 sq.m. (953 sq.ft.) approx.



FIRST FLOOR
62.5 sq.m. (672 sq.ft.) approx.



TOTAL FLOOR AREA : 151.0 sq.m. (1625 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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25 September 2026