Stoneleigh

Penny's Hill, Chedington, Beaminster, Dorset

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Penny's Hill
Chedington Beaminster
Dorset DT8 3HY

A well-presented detached Purbeck stone house with three double bedrooms, generous living space, established gardens, outstanding countryside views, ample parking, a double garage and a peaceful village setting.

3 2 2

- Stunning detached
- Fabulous views
- Double garage and parking
- Desirable village location
- Three double bedrooms
- Two bathrooms
- Two reception rooms
- Viewing essential

Guide Price £575,000
Freehold

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INTRODUCTION
Occupying an elevated position within the sought-after village of Chedington, this attractive detached Purbeck stone house combines character with modern comforts. The property enjoys far-reaching views across the surrounding Dorset and Somerset countryside, together with established terraced gardens, a private courtyard, generous parking and a double garage.

THE PROPERTY
Beautifully presented throughout, the property offers well-balanced accommodation extending to three double bedrooms, two bathrooms and two reception rooms.

The recently refitted Shaker-style kitchen is well equipped with a range of integrated appliances including double oven, induction hob, fridge/freezer and dishwasher, with Karndean flooring continuing into the adjoining utility room and cloakroom.

The principal reception rooms provide versatile living and entertaining space. The vaulted dining hall is a particularly characterful room with exposed Purbeck stonework and space for both dining and seating, while the sitting room features a multi-fuel stove with slate hearth and opens directly onto the garden, making the most of the surrounding views.

Upstairs, the principal bedroom benefits from fitted wardrobes, a separate dressing room and an en-suite shower room. Two further double bedrooms are served by a stylish family bathroom with a double-ended bath and separate shower.

The property has been thoughtfully maintained and improved, including replacement kitchen, cloakroom and bathroom fittings, while retaining many attractive character features.

OUTSIDE
The gardens are a particular feature of the property. To the front, a paved seating terrace enjoys lovely countryside views and provides a private outdoor entertaining space.

To the rear, a sheltered courtyard and gravelled garden create a secluded, low-maintenance area, while steps rise to the beautifully established terraced garden with mature shrubs, flower beds and a summerhouse positioned to enjoy panoramic views across the village, neighbouring National Trust woodland and the surrounding countryside.

The property is approached through double gates onto a generous driveway leading to a carport and detached double garage with electric roller door and power connected.

SITUATION
Chedington which lies 5.5 miles from Beaminster, 5 miles from Crewkerne (main line station Exeter-Waterloo) and 17 miles from the county town of Dorchester is in an elevated position and from many vantage points are stunning views over the surrounding countryside. The village comprises character cottages, larger period properties, some being listed of Architectural and Historical Importance,.

DIRECTIONS
What3words ///theory.walkway.remedy

SERVICES
Mains water, electricity and drainage are connected.
Oil heating and a wood burner.

Broadband - Standard and Superfast are generally available in the area for connection.

Mobile phone coverage - There is mobile phone coverage in the area, please refer to Ofcom's website for more details.

LOCAL AUTHORITY
Dorset Council - 01305 251010
Council Tax band F

MATERIAL INFORMATION
At the time of launching the property to the market there is a covenant in place to allow Chedington Court access on agreement to access their water pump location with in the facility of the land.

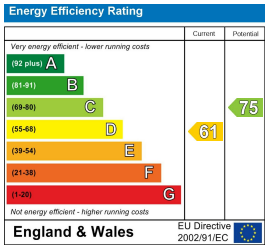
There is also a Wayleave consent in favour of Southern Electricity Board (dated 1950) relating to erection use and maintenance of a 460/230 vault overhead single wood pole line.

Photos taken August 2026 © Symonds & Sampson.

Stone Leigh, Chedington, Beaminster

Approximate Area = 1572 sq ft / 146 sq m (excludes carport)
Garage = 234 sq ft / 21.7 sq m
Total = 1806 sq ft / 167.7 sq m
For identification only - Not to scale

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Symonds & Sampson. REF: 1501389



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