



Fewels, 1 Mill Meadow

Donhead St. Andrew, Shaftesbury, Wiltshire

**STRUTT
& PARKER**

BNP PARIBAS GROUP

A well presented, single storey property, with river frontage and located in a popular village

A beautifully presented single-storey dwelling with bright, airy accommodation, set within generous mature gardens and enjoying an idyllic downland position with a riverside setting, in this very popular village location.



2 RECEPTION ROOMS



4 BEDROOMS



3 BATHROOMS



TANDEM GARAGE



GARDEN



FREEHOLD



VILLAGE



1,876 SQ FT



**GUIDE PRICE
£750,000**



The property

Set in the popular and peaceful village of Donhead St. Andrew, Fewels is an appealing home, with light-filled accommodation, arranged over a single level and with picture windows framing views across the delightful gardens to the surrounding landscape. The tranquil setting is reflected in the calm, well-balanced interiors, where fresh, neutral décor and contemporary styling create a relaxed living environment.

Mellow-toned flooring in the reception hall extends into the kitchen/dining room, providing both practicality and a sense of cohesion. Generous in scale, the kitchen and adjoining dining area form a sociable hub, centred around an oil fired Aga, with a range of modern white cabinetry offering excellent storage and functionality. These areas enjoy views over the front gardens which the property sits behind.

A separate utility room across the hall provides further ancillary space and houses the oil fired boiler.

To the rear, the large triple-aspect drawing room centres on a log-burning stove with an exposed wooden beam above and features French doors opening seamlessly onto the garden. Glazed doors lead through to the adjoining conservatory—a bright, versatile space, fully glazed to blur the boundary between inside and out.

The principal bedroom is also situated to this side of the property and benefits from ample built in storage and a recently re-fitted en suite shower room .

An inner hall provides access to three further double bedrooms (with views over the gardens), one of which has an en suite bathroom. A separate shower room completes the well-balanced, easy-living accommodation.



Outside

The surrounding gardens are a particular feature, offering an idyllic outdoor setting. Occupying some 0.65 acres these enjoy mature shrubs and specimen trees to the front, which provide privacy. Paved terracing takes advantage of the south-easterly aspect. A pathway leads to the side and rear gardens, where a generous further patio provides an ideal space for outdoor entertaining and for catching the evening sun.

A designated area for cultivation lies alongside a level lawn, beyond which the grounds adopt a more natural character, with woodland and native planting extending to the water's edge. The property also benefits from a tandem garage with an adjacent workshop, together with a wood store, poly tunnel and a shed.

Location

Fewels occupies a peaceful position in the sought-after village of Donhead St Andrew, surrounded by

rolling Wiltshire countryside yet within easy reach of Shaftesbury, Tisbury and Salisbury.

Shaftesbury offers a range of supermarkets, independent shops, cafes, medical services, public houses and the iconic Gold Hill, while Tisbury benefits from a strong sense of community, a range of everyday facilities including the well regarded Messums Gallery, a leisure centre, cafes, florist, doctors and a mainline station with direct services to London Waterloo.

Salisbury has an extensive range of cultural, retail, educational and leisure amenities, with a well thought of Playhouse and twice weekly market.

The whole area is well served by excellent schooling, including Sandroyd, Port Regis, Clayesmore, Bryanston and Godolphin. Communications are good, with rail services from Tisbury and Gillingham to London in under two hours, and the A30 and A303 connecting to the M3. Bournemouth, Southampton and Bristol airports all within easy reach.



Distances

- Shaftesbury 4.9 miles
- Tisbury 4.3 miles
- Gillingham 9.6 miles
- A303 8.9 miles
- Salisbury 18.4 miles

Nearby Stations

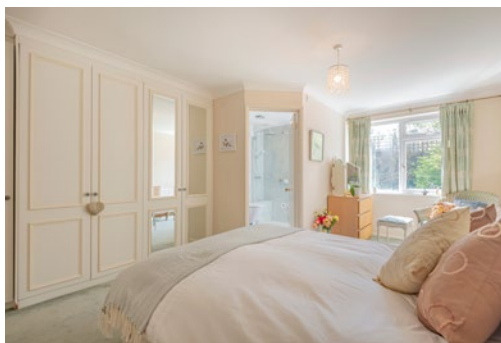
- Tisbury

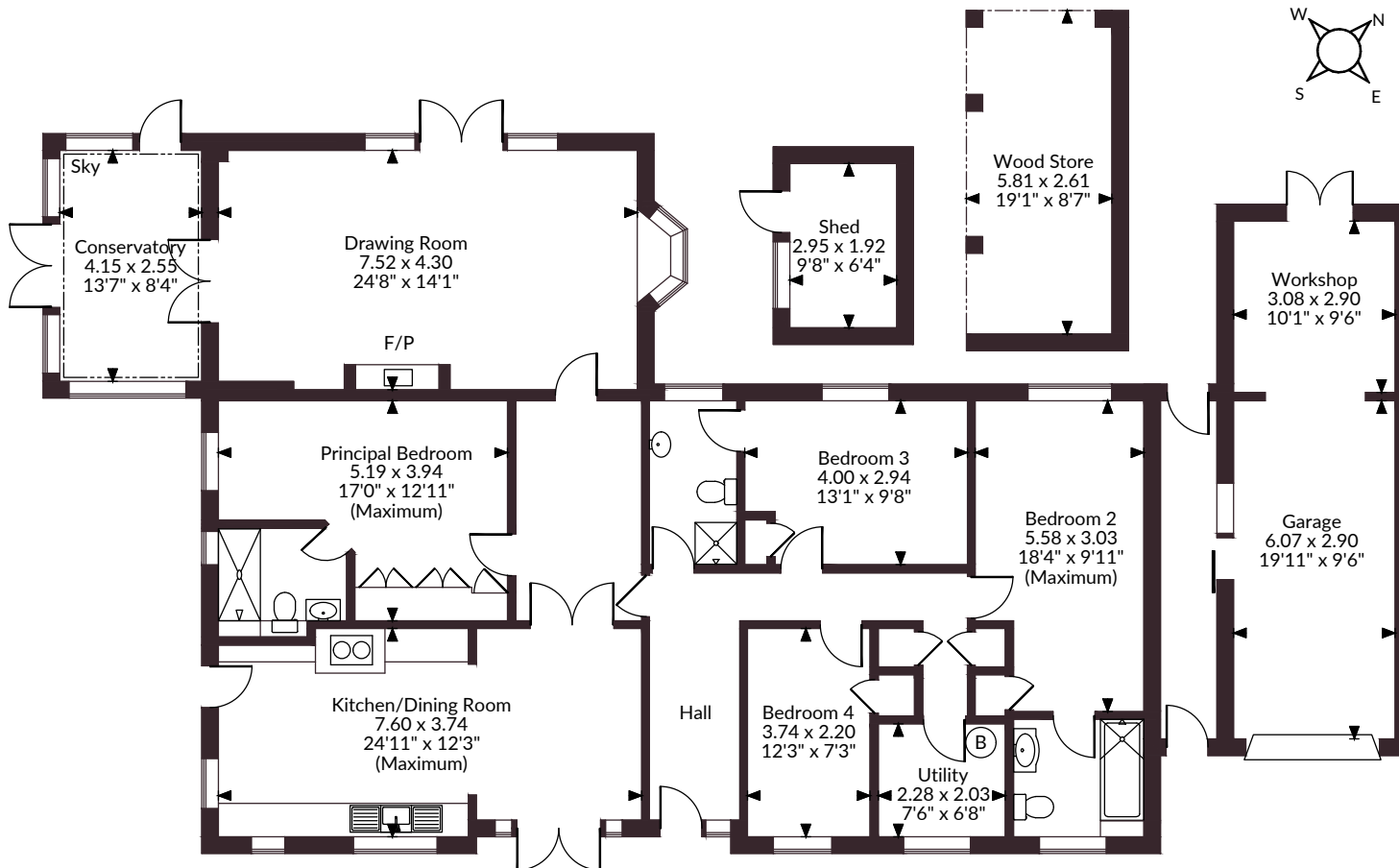
Key Locations

- Cranborne Chase National Landscape
- Old Wardour Castle
- Melbury Downs Nature Reserve

Nearby Schools

- Semley Primary School
- Wardour Primary School
- Shaftesbury School





Ground Floor

The position & size of doors, windows, appliances and other features are approximate only.
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Floorplans

House internal area 1,876 sq ft (174 sq m)
 Garage internal area 376 sq ft (35 sq m)
 Outbuilding internal area 224 sq ft (21 sq m)
 Total internal 224 sq ft 921 sq m)
 For identification purposes only.

Directions

SP7 9EX

what3words: ///stealing.secretly.announced

General

Local Authority: Wiltshire Council

Services: Mains electricity, water and drainage. Oil fired central heating

Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

Council Tax: Band F

EPC Rating: E

Wayleaves and easements: the property is sold subject to any wayleaves or easements, whether mentioned in these particulars or not

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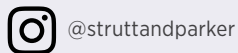
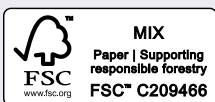
Salisbury

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