



Symonds
& Sampson

Chesel House

Drakes Lane, Cheselbourne, Dorchester, Dorset

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Drakes Lane, Cheselbourne,
Dorchester, Dorset,
DT2 7NR

A handsome detached country house occupying an elevated position with exceptional far-reaching views across the Dorset countryside, set in 1.5 acres (0.60 ha).



- Handsome detached country house
- Beautifully presented throughout
 - Four double bedrooms
 - Two en suite shower rooms
- Beautifully landscaped gardens, in all 1.5 acres (0.60 ha)
 - Backing directly onto open farmland
 - Far-reaching southerly views
 - Paddock with post and rail fencing
 - Private driveway with ample parking
 - Detached double garage

Guide Price **£1,150,000**

Freehold

Dorchester Sales
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THE PROPERTY

Occupying an elevated setting on the edge of the sought-after village of Cheselbourne, Chesel House is a beautifully presented detached family home enjoying outstanding panoramic views across rolling countryside within the Dorset National Landscape. Thoughtfully improved and tastefully redecorated by the current owners, the property combines generous, well-balanced accommodation with beautifully maintained gardens and grounds.

An oak-framed entrance porch provides a welcoming introduction, opening into a spacious reception hall. The impressive dual-aspect sitting room is centred around an attractive fireplace and enjoys an abundance of natural light, flowing seamlessly into the delightful conservatory where uninterrupted views across the gardens and surrounding countryside provide a truly spectacular backdrop throughout the seasons. A separate study, equally suited as a formal dining room or home office, offers flexibility for modern living.

The heart of the home is the generous kitchen/dining room, a superb space with ample room for everyday dining and entertaining, complemented by a well-appointed utility room with useful cloakroom.

The first floor continues to impress with four double bedrooms, all enjoying attractive outlooks over either the gardens or surrounding countryside. The principal bedroom suite benefits from a dressing room and en suite bathroom, whilst the second bedroom enjoys its own en suite shower room. Two further bedrooms are served by a well-appointed family bathroom.



OUTSIDE

The gardens and grounds are undoubtedly one of Chesel House's defining features. Approached via a private driveway leading from the quiet village lane, the property enjoys an excellent degree of privacy with ample parking and access to a detached double garage. The front garden is principally laid to lawn, framed by mature hedging and specimen planting.

The gardens continue around the eastern side of the property where established shrub borders provide year-round colour and interest. Beyond a traditional five-bar gate lies a delightful paddock enclosed by post and rail fencing, offering excellent amenity space.

To the rear, the gardens are perfectly positioned to take full advantage of the property's enviable setting. A generous paved terrace provides an ideal space for al fresco dining whilst enjoying uninterrupted southerly views across adjoining farmland and the undulating Dorset countryside beyond. The adjoining lawn gently falls away towards the open fields, creating an exceptional sense of space and tranquillity. An attractive oak-framed seating area has been carefully positioned to capture the far-reaching view, making it the perfect place to enjoy the changing landscape throughout the day.

To the western side of the property is a brick-built outbuilding, currently arranged as a gym, offers excellent versatility and could equally serve as a home office, studio or hobby room, subject to individual requirements.





SITUATION

Nestled within the picturesque Dorset countryside, Cheselbourne is a charming village with a strong sense of community. Local amenities include a thriving primary school, an attractive parish church, and The River Arms village pub.

Just 3 miles away, the village of Ansty offers a farm shop, general store with post office, and the well-regarded Fox Inn pub and hotel. To the south, approximately 4 miles away, Puddletown provides a wider range of everyday amenities, including a shop and post office, modern doctor's surgery, primary and middle schools, village hall, veterinary practice, and convenient access to the A35.

The county town of Dorchester lies around 8 miles away and offers an extensive selection of shopping, leisure, and healthcare facilities, including Dorset County Hospital, together with a mainline railway station providing direct services to London Waterloo.

The surrounding countryside is criss-crossed with an extensive network of footpaths and bridleways, making the area ideal for walking, riding, and enjoying Dorset's beautiful rural landscape.



DIRECTIONS

what3words ///cheered.rinsed.emporium

SERVICES

Mains electricity and water.

Private drainage.

Oil fired central heating.

Broadband - Ultrafast speed available

Mobile - There is mobile coverage in the area, please refer

to Ofcom's website for more details.

(<https://www.ofcom.org.uk>)

Council Tax Band: G (Dorset Council - 01305 251010)

MATERIAL INFORMATION

Photos were taken in June 2026.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			71
(55-68) D			
(39-54) E		49	
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Cheselbourne, Dorchester

Approximate Area = 2088 sq ft / 193.9 sq m

Garage = 359 sq ft / 33.3 sq m

Outbuilding = 157 sq ft / 14.5 sq m

Total = 2604 sq ft / 241.7 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). © ntechcom 2026. Produced for Symonds & Sampson. REF: 1476594



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