



GRANT FRASER
TOWN & COUNTRY



The Old Chapel Chapel Lane, Wanborough, Swindon, Wiltshire, SN4 0AJ
Guide price £575,000



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Tucked away on Chapel Lane, this unique conversion of a former church and Sunday school, originally built in 1818. With its Victorian and Georgian influences, the house boasts a wealth of character whilst remaining modern and practical for daily life.

As you enter, you are greeted by a stunning 36-foot galleried main reception area, featuring a striking double-height central chimney that serves as a focal point of the room. This impressive space is perfect for entertaining guests or enjoying quiet evenings at home, allowing for a seamless blend of history and modern living.

The surrounding village offers a delightful community atmosphere, complete with a nursery, primary school, church, hall, and five welcoming pubs, making it an ideal location for families and individuals alike. The property is conveniently situated just 2.5 miles from the M4 motorway, providing easy access to nearby towns and cities. Swindon is a mere 5 miles away, while the historic city of Oxford is within a comfortable 30-mile drive.

This exceptional house presents a rare opportunity to own a piece of history, combined with the comforts of contemporary living. With its unique architectural features and prime location, it is a must-see for anyone seeking a distinctive home in a vibrant community.

Description

Comprising entrance porch, entrance hallway, 36' reception, second reception, kitchen, utility, cloakroom, four bedrooms, bathroom, en-suite, cloakroom, garage. The open air storm porch provides space for drying of boots or timber, double doors lead into the entrance hallway, a door leads into the cloakroom which has space for a shoe rack and further coats storage. French doors lead into the main reception, which has a galleried landing overlooking the central area, a snug area to the front has a patio door out to a front seating area overlooking the lane. The middle of the reception centres around a double height chimney, the rear of the reception room offers space for a dining table and library. A further snug reception is tucked away to the rear of the main reception and has two walls running along the rear garden, providing an opportunity to link the two perhaps with bi-fold doors. The kitchen is centrally off the main reception, overlooks the garden and has a handy larder, a door leads through to the utility, which in turn leads through to the garage and rear garden. On the first floor the landing provides relaxation or hobbies space with all bedrooms and main bathroom leading off it. Three of the four bedrooms have built in storage, bedroom one also benefiting from a wet room en-suite.

Outside there is driveway parking for a couple of vehicles with room to expand this further with a wider drive or in/out arrangement (subject to any planning). The garage leads off the driveway and provides access into the house and out to the rear garden, which is mainly laid to patio with some lawn and mature borders.

Further benefits include mains gas central heating, upvc double glazing (bar some windows) and the village central playing field with play areas being situated yards across the road the other side of the hedgerow.

Services: We understand mains water, electricity, gas and sewage are connected to the property.



Situation

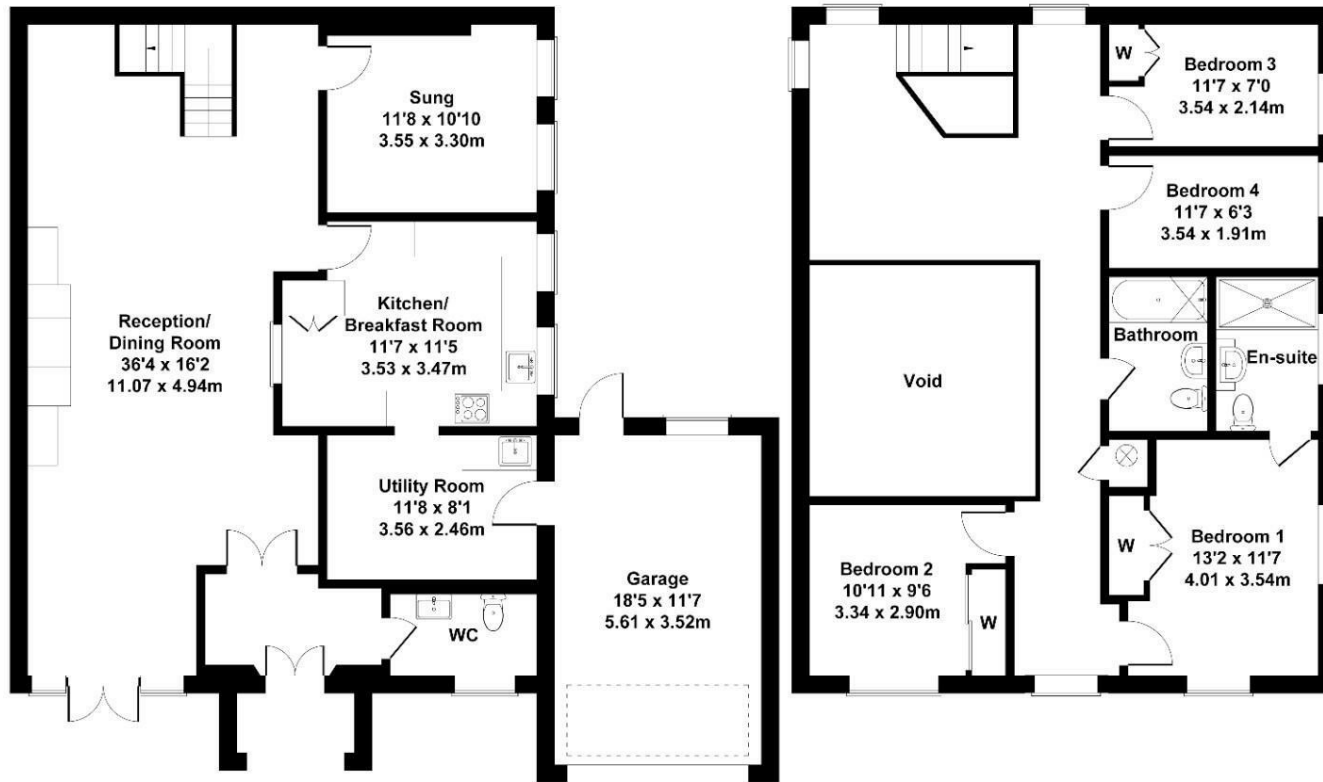
Wanborough is a small village ideally located just outside Swindon, sitting in the foothills of the famous Ridgeway area of outstanding natural beauty, along with its many public open spaces and fields around, it is ideal for outdoor pursuits. There are also a fine collection of public houses to suit all tastes, serving food as well as local ales. The village benefits from its own primary school and nursery, with buses running to nearby Wroughton for Ridgeway secondary school. The area has great transport links, the M4 motorway access 2.5 miles from the property and the A419 links to the M5 Motorway. Swindon train station is approximately 5 miles away with trains to central London, Bath, Bristol and the West Country run on a regular timetable.



Floor Plans

The Old Chapel, Chapel Lane Wanborough, Swindon, SN4 0AJ

Approximate Gross Internal Area
2110 sq ft - 196 sq m

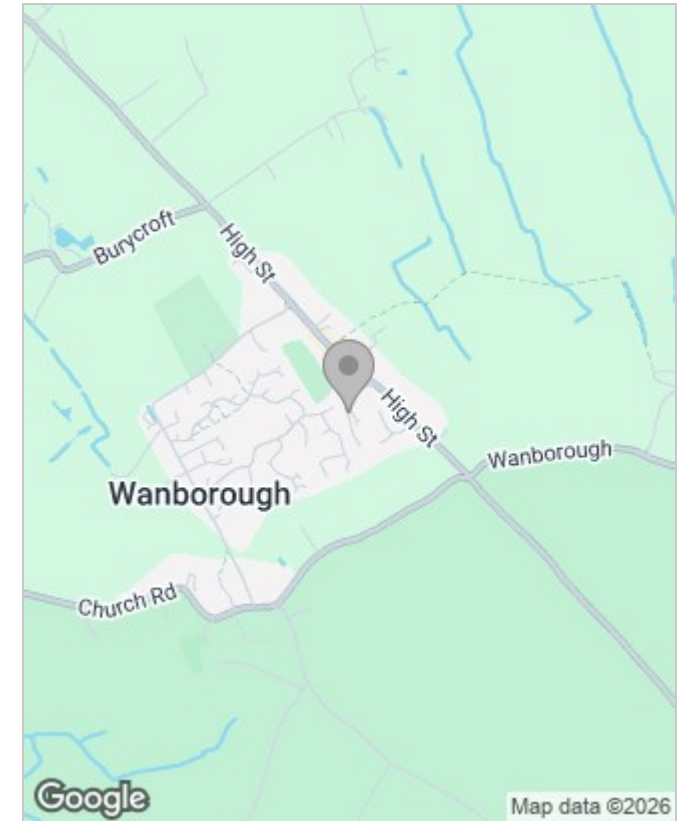


GROUND FLOOR

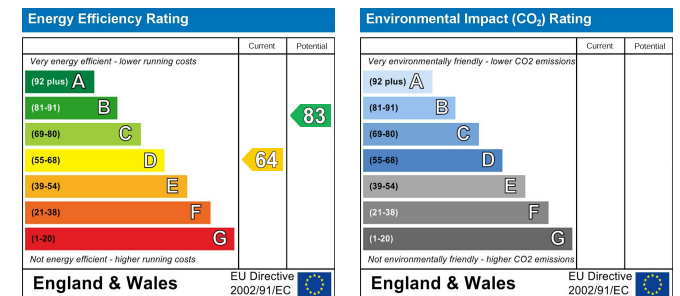
FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2025
For Illustrative Purposes Only.

Area Map



Energy Performance Graph



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