

Green Close

Pilley Hill, Pilley, Lymington, SO41 5QF

SPENCERS







A light and spacious energy efficient 4 bedroom, 2 bathroom bungalow . The solar panels and a battery result in a high energy rating of B for the EPC. The property extends to approx. 2200 sq. ft

The Property

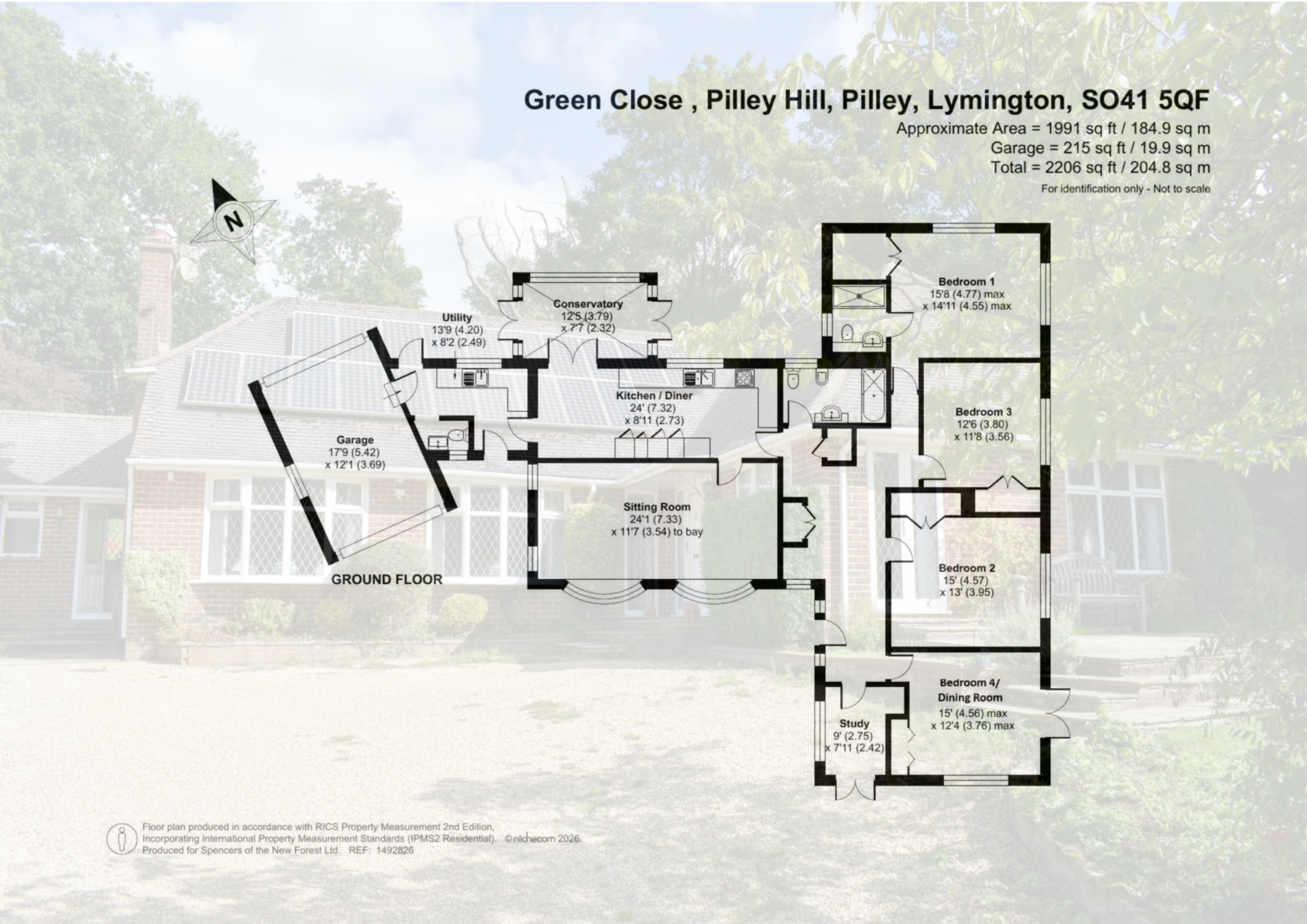
The entrance hallway is a welcoming and generous area and a well designed division between the bedrooms and reception areas. There is also a second front entrance leading to the utility room, garage and kitchen. The main sitting room is of generous proportions and flooded with light having 4 windows, and in the main south facing. There is a Clearview log burning stove and doors to both the hall and kitchen. The kitchen is very well appointed with high gloss storage units and a range of integral appliances such as fan oven and grill, separate gas hob, dishwasher and fridge freezer. There is ample work space. Glazed double doors lead to the conservatory and there is room for dining furniture. A further door leads to the utility room where there is plumbing for the washing machine, the gas boiler and another sink with ample storage cupboards. The rear door to the garden and a door to the integral double garage leads from the utility. There is a cloakroom.

£950,000

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Approximate Area = 1991 sq ft / 184.9 sq m
Garage = 215 sq ft / 19.9 sq m
Total = 2206 sq ft / 204.8 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.
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Accessed via a long private driveway and set within grounds extending to 0.75 acres. The property also benefits from an attached double garage and delightful mature grounds which include a large area of level lawn and terraced orchard.

The Property continued . . .

The dining room is another spacious reception room with glazed double doors to the gardens and a picture window to the front aspect. This room would also lend to use as a bedroom having ample fitted cupoards. There is an adjacent study also with glazed double doors to the garden. The principal bedroom is positioned to the rear of the bungalow with windows to the rear and side aspects and a walk-in dressing area as well as a separate generous en suite shower room with vanity unit and WC. Bedroom two and three are both double rooms with fitted double wardrobes.

Directions

From Lymington town centre, proceed to the bottom of the high street and cross over the Lymington River, heading toward Beaulieu on the B3054. After crossing the river, follow the road around the 90 degree bend to the left and then proceed straight on, rather than going up the hill. You will join a road known as Undershore. Continue on this road for about 1.3 miles before turning left at the T-Junction. The house is on the right side after about 50 metres where there is a long gravel driveway and the property's name "Greenclose" on a wooden sign on the right fence. There is ample parking near the bungalow at the top of the drive.















Grounds & Gardens

The approach is via a private long gravel driveway and the property is very well screened from the village road. The grounds are delightful with some specimen trees around the large lawn interspersed with some flower boarders. There are two generous stone terraces enjoying sunny aspects. A pathway leads to the rear grounds where there is ample stone terrace and a separate grass pathway and steps to the area of orchard. Trees include pear, plum and apple varieties. There is a large wooden shed, log store and covered area for bike storage. The garage has two electric entrance doors to the front and the rear, allowing equipment or a small boat to be stored behind the garage.

Situation

Positioned in the heart of the popular village of Pilley, with a community run store and two lovely country pubs, the property enjoys easy access to the surrounding open forest within a short cycle ride for extensive walking and rides, yet is also within a five-minute drive of the amenities offered by the Georgian market town of Lymington. The town has a selection of excellent bars and restaurants as well as world renowned sailing facilities, including two deep water marinas and sailing clubs. There is also a wide range of both independent and state schooling. The main line rail service at Brockenhurst has a regular service to London Waterloo in approximately 90 minutes.


NEARBY PILLEY GREEN


NEARBY PILLEY FOREST

Both Lymington and Brockenhurst afford fine schooling (both state and private) with the latter having a tertiary college

Additional Information

Tenure: Freehold

Council Tax: Band G

EPC: B Current: 88 Potential: 92

Property Construction: Traditional brick & block

Utilities: Mains & solar PV panels electricity, mains water & drainage.

Heating: Gas central heating

Broadband: Ultrafast download speeds achievable art this property with download speeds of up to 1800 Mbps. (Ofcom)

Parking: Garage and private driveway

Important Information

Spencers would like to point out that all measurements set out in these particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc and cannot confirm that they are in full efficient working order or fit for purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fitments, or any other fixtures not expressly included form any part of the property being offered for sale. Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact us and we will be happy to confirm the position to you.



For more information or to arrange a viewing please contact us:
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