

134 Sandy Lane

St Ives,Ringwood, BH24 2LQ

SPENCERS







Situated in the desirable residential area of St Ives, Ringwood, this impressive detached bungalow enjoys an enviable position within the catchment area for the outstanding St Ives First School, with access to a number of other highly sought-after local schools and the nearby Moors Valley Country Park.

The Property

Extended approximately four years ago, the property has been transformed into a spacious and versatile four-bedroom, two-bathroom residence, combining elegant modern interiors with practical features and superb open-plan entertaining space.

The centrepiece of the home is the stunning open-plan dining and sitting room, where a vaulted ceiling, full-height picture window and Velux roof windows create a wonderful sense of space and natural light. Bi-fold doors open directly onto the garden, allowing the living accommodation to flow effortlessly outdoors and providing an exceptional environment for both relaxed family living and entertaining.

The contemporary kitchen has been carefully designed with both style and functionality in mind, featuring a stylish range of floor and wall cabinetry, integrated appliances including a four-ring electric hob with extractor above, oven below and dishwasher. A sleek one-and-a-half bowl sink with mixer tap sits beneath a front-facing window, while a glazed side door leads through to the useful utility room.

The utility room provides a valuable connection between the front and rear gardens, offering excellent practicality with space for laundry, outdoor equipment and everyday household requirements.

Offers in Excess of £700,000 4 1 2













Offering generous accommodation, contemporary styling and exceptional flexibility for family life, this beautifully presented home has been thoughtfully designed to meet the demands of modern living while enjoying a peaceful setting within mature surroundings.

The Property Continued…

The principal bedroom suite provides a peaceful retreat, featuring a vaulted ceiling, Velux window, en-suite shower room and walk-in wardrobe. Three further bedrooms, including two generous doubles and a large single bedroom, provide versatile accommodation for family members, guests or home working. The remaining bedrooms are served by a contemporary family bathroom complete with bath and rainfall shower over.

Property Video

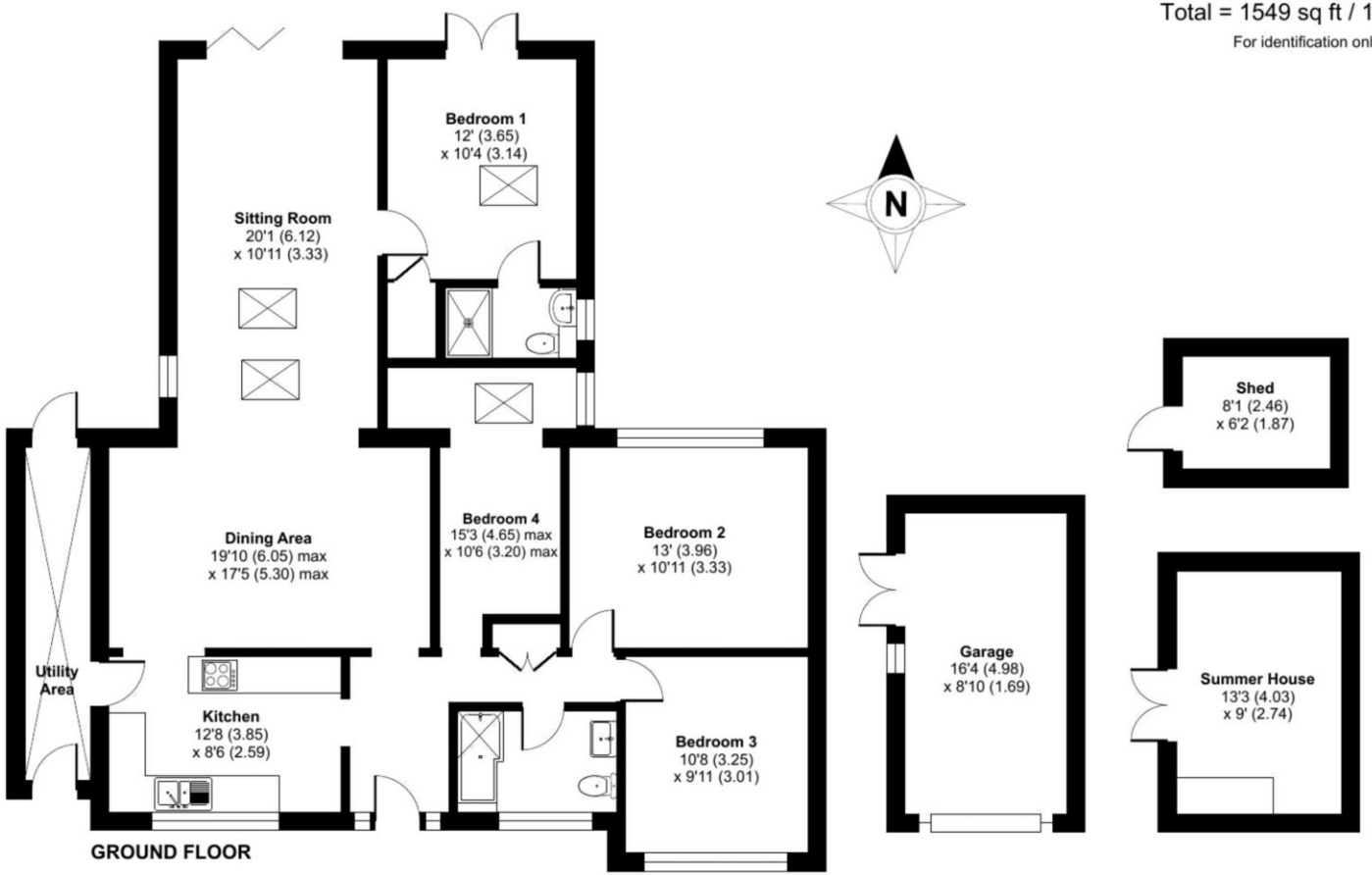
Point your camera at the QR code below to view our professionally produced video.



FLOOR PLAN

134 Sandy Lane, St. Ives, Ringwood, BH24 2LQ

Approximate Area = 1236 sq ft / 114.8 sq m
Garage = 144 sq ft / 13.3 sq m
Outbuildings = 169 sq ft / 15.7 sq m
Total = 1549 sq ft / 143.8 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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Important Information

Spencers Property 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.





Outside

Situated in 0.2 of an acre, the property continues to impress with a generous driveway providing ample parking and a garage to the side. The rear garden has been thoughtfully designed for both relaxation and entertaining, incorporating a sizeable paved terrace, covered decked seating area with hot tub space, lawned garden, gated children's play area and mature planted borders providing privacy and year-round interest.

Further enhancing the appeal of the property is a range of versatile outbuildings, offering exciting possibilities for a home office, hobbies, additional entertaining space or potential annex accommodation, subject to any necessary permissions.

Combining a flexible layout, superb outdoor facilities and a sought-after location close to excellent schools and amenities, 134 Sandy Lane represents a rare opportunity to acquire a beautifully appointed family home offering comfort, style and adaptability in one of Ringwood's most desirable areas.

Additional Information

Energy Performance Rating: C Current: 74 Potential: 80
Council Tax Band: E
Tenure: Freehold

Services: All mains services are connected

Heating: Gas central heating

Broadband: FTTP - Fibre to the property directly. Ultrafast broadband speeds with downloads speeds of up to 1800 mbps are available at this property (ofcom).

Tree Preservation Order (TPO): Yes

Parking: Private driveway





The Situation

Situated on a sought-after and well-established residential road in St Ives, the property is conveniently located within walking distance of St Ives Primary School and falls within the highly regarded St Ives school catchment area. Also close by is the beautiful Ringwood Forest, home to Moors Valley Country Park and Golf Course. Extending to over 1,000 acres of heathland and woodland, Moors Valley provides an excellent setting for a wide range of outdoor activities, including walking, cycling, and horse riding. The historic market town of Ringwood lies approximately two miles away and offers an excellent selection of independent and high street shops, cafés, restaurants, supermarkets, and leisure facilities. For commuters, the nearby A31 and A338 provide convenient access to the coastal towns of Bournemouth and Christchurch (approximately 8 miles south), Southampton (around 20 miles east), and Salisbury (approximately 18 miles north). London can be reached in around two hours via the M27 and M3 motorways. In addition, both Bournemouth and Southampton airports offer flights to a variety of European destinations.

Points of Interest

St Ives First School	Approx. 0.5 miles (walking distance)
Ringwood town centre	Approx. 2.5 miles
St Leonards Surgery	Approx. 0.5 miles
Moors Valley Country Park	Approx. 4 miles
Bournemouth Airport	Approx. 6 miles



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