

Alard House

Pikes Hill Lyndhurst SO43 7AY

SPENCERS
NEW FOREST



ALARD HOUSE

PIKES HILL • LYNDHURST

A striking Swedish designed, three/four bedroom detached home with three ensuite bathrooms, offered to the market in immaculate condition and with no onward chain. Providing just under 3,000 sq ft of beautifully presented and versatile living accommodation, the property occupies a private gated plot in one of Lyndhurst's finest locations, just moments from the open forest.

Guide Price £1,450,000

3/4 2 4











The Property

You enter the property via the main front door into a grand entrance hall with a striking first-floor galleried landing. The entrance hall immediately opens into a generous dining area, positioned in front of a row of bi-folding doors that open onto the garden, superbly connecting the interior of the home with the outside space.

The kitchen sits just off the dining area and offers ample storage and worktop space throughout. Along one side is an array of low-level storage units beneath the worktops, together with a sink positioned under a window overlooking the garden. A central kitchen island provides further worktop space and storage, as well as an induction hob. On the opposite side of the room, floor-to-ceiling cabinetry spans the width of the kitchen and incorporates a wine cooler, dishwasher and ovens.

A useful utility/boot room is accessed directly from the kitchen and provides additional storage units, a sink and a side door leading outside. This room also provides access to the home's plant room.

On the other side of the dining hall, the accommodation opens into a delightful, bright and airy living area with attractive views over the garden. From here, sliding doors lead through to the sitting room, creating a wonderfully secluded space away from the more open-plan areas of the home.

A further study, with dual-aspect views, adds excellent versatility and could also be used as a fourth bedroom, benefiting from the use of an adjacent ground-floor shower room.



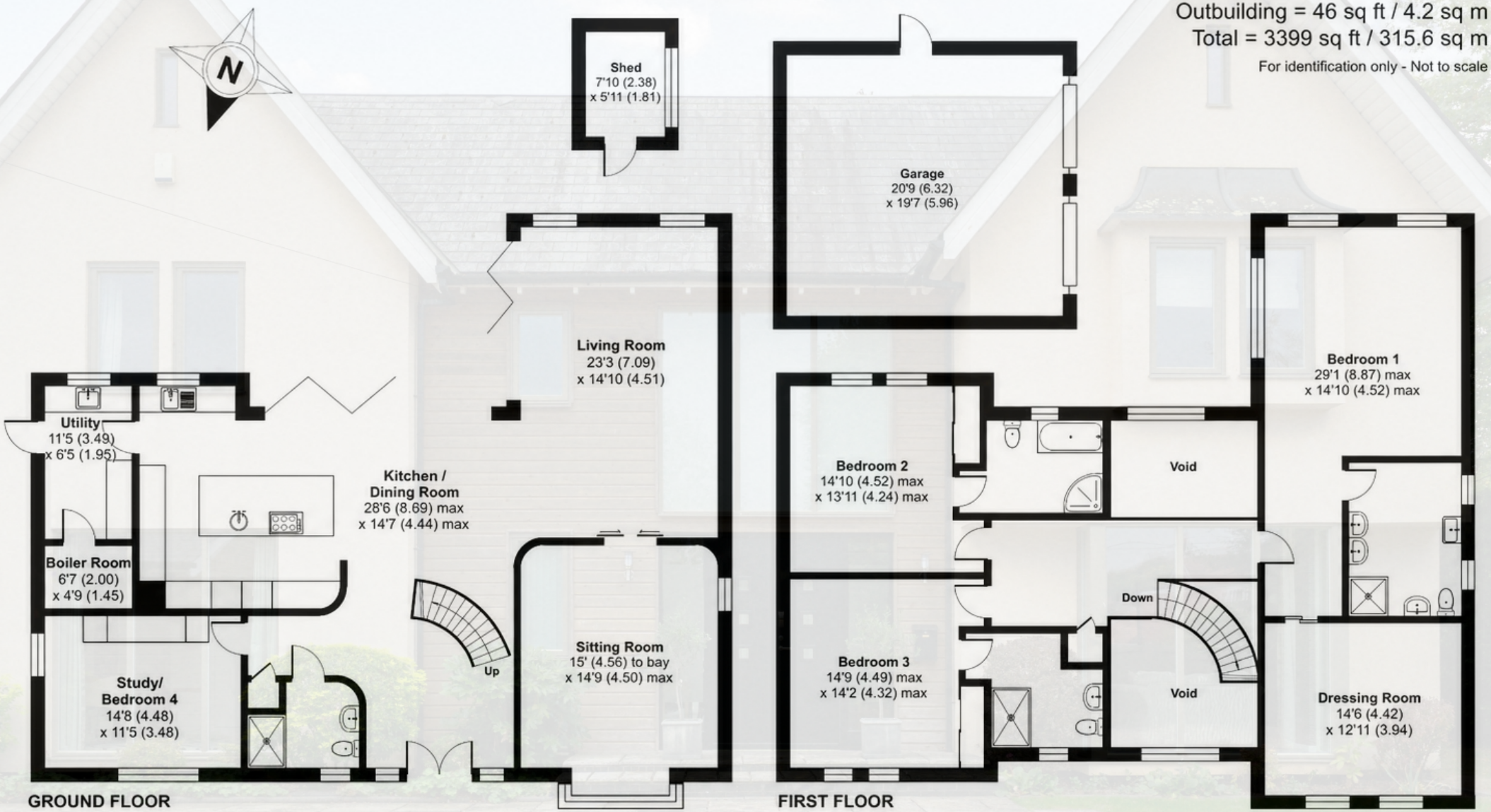






Alard House, Pikes Hill, Lyndhurst, SO43 7AY

Approximate Area = 2948 sq ft / 273.8 sq m
Garage = 405 sq ft / 37.6 sq m
Outbuilding = 46 sq ft / 4.2 sq m
Total = 3399 sq ft / 315.6 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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The Property Continued …

A beautiful curved wooden staircase leads to the first-floor galleried landing, where the main bedroom accommodation can be found. Bedroom three sits at the front of the home and features a range of built-in wardrobes together with access to an en-suite shower room.
The second bedroom is positioned at the rear, enjoying views over the garden, and also benefits from built-in wardrobes and a four-piece en-suite bathroom.

The principal bedroom occupies the opposite end of the galleried landing and offers generous proportions, with dual-aspect views across the attractive gardens. The en-suite shower room is conveniently positioned within the suite, beyond which lies a large dressing room fitted with floor-to-ceiling wardrobes.

Additional Information

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

Services: All mains connected
Heating: Gas Central Heating

Ultrafast broadband with speeds of up to 1000 Mbps is available at the property (Ofcom).
Mobile coverage: No known issues, buyer to check with their provider.

This property has an Electric Vehicle (EV) charging point installed

This property affected by a Tree Preservation Order (TPO)













Grounds & Gardens

You approach the property via secure electric gates, which open onto a large gravel driveway leading to the double garage and providing ample off-street parking for several vehicles. The property sits centrally within its plot, with a pathway leading around the house to the front door and providing access to the rear garden via a secure gate.

The rear garden is predominantly laid to lawn, enclosed by fencing and complemented by an attractive array of mature trees and shrubs. A delightful patio extends across the rear of the house and is accessed via bi-fold doors from both the dining and living areas, creating a superb entertaining space for family gatherings and social occasions while seamlessly connecting the house with the garden.

The double garage provides secure parking and additional storage space, with electrically operated doors.













Situation

The property is located in the highly sought after Pikes Hill and is accessed off the road. Lyndhurst, situated in the heart of the New Forest National Park, provides an excellent range of amenities and facilities including a range of boutique shops and everyday stores, public houses, restaurants, hotels and a well-regarded primary school.

Southampton, by road, is about 8 1/2 miles distant and there are mainline rail services available at Brockenhurst and Ashurst, both approximately 4 miles away, with Brockenhurst also offering an excellent sixth form college. The M27 at Cadnam is within approximately 4 miles, giving access to Portsmouth and Bournemouth via the M27 and Winchester and London via the M3.

Directions

From the top of the High Street, move into the left hand lane and, at the traffic lights turn left onto the A337 signposted Southampton M27. Follow the road for a short distance before turning left onto Pikes Hill. Proceed up Pikes Hill and the property can be found approximately half way up on your left hand side.

Important Notice

Spencers of The New Forest 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 for 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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