

2 Pinewood

Southampton Road, Lyndhurst, SO43 7BT

SPENCERS
NEW FOREST



2 PINEWOOD

SOUTHAMPTON ROAD • LYNDHURST

A beautifully refurbished two bedroom semi detached cottage, occupying a delightful position opposite the open forest and within easy walking distance of Lyndhurst High Street.

This charming character property has been comprehensively updated to a high standard, combining traditional appeal with contemporary comfort. Improvements include a new gas boiler and electrical installation, both with guarantees, together with new flooring and carpets throughout.

£450,000

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The Property

The accommodation is approached via a welcoming entrance hall, leading into a stylish modern kitchen, comprehensively fitted with a range of appliances including a new dishwasher and American style fridge freezer. The kitchen flows seamlessly into the dining and sitting areas, creating an impressive open plan living space ideal for both everyday living and entertaining.

A separate utility room provides further practical space and benefits from a new washer/dryer, together with a cloakroom.

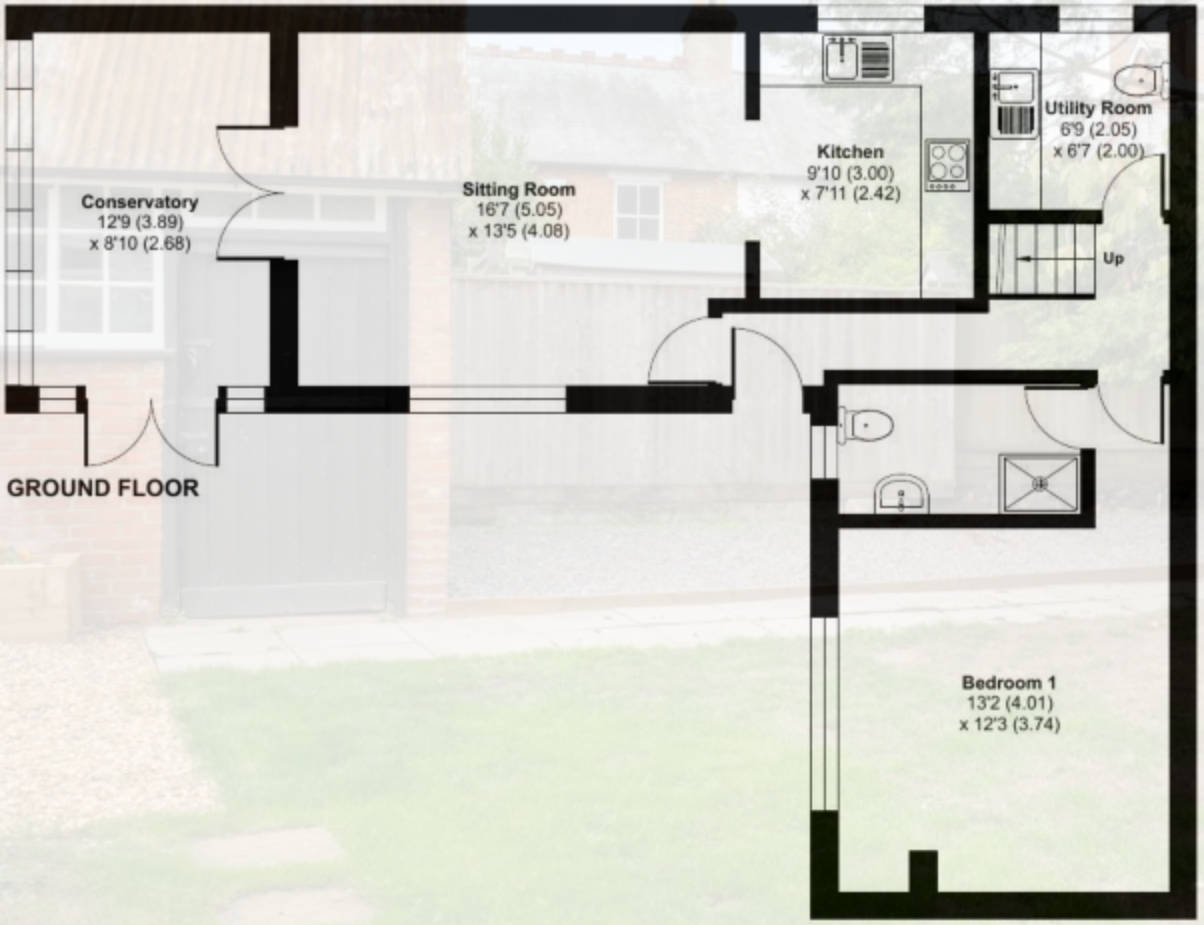
The ground floor also offers a generous principle bedroom, complemented by a newly fitted en suite shower room. From the entrance hall, a staircase rises to the first floor where there is a second double bedroom with its own en suite bathroom. A bright conservatory extends the living accommodation and enjoys direct access through double doors to the enclosed private garden. The garden is predominantly laid to lawn and is complemented by a selection of mature shrubs and established trees, creating a peaceful and private setting.

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Approximate Area = 906 sq ft / 84.2 sq m
Limited Use Area(s) = 53 sq ft / 4.9 sq m
Total = 959 sq ft / 89.1 sq m
For identification only - Not to scale

N

Denotes restricted head height



GROUND FLOOR



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026.
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Grounds & Gardens

The property is approached via a part shared driveway, leading to double opening entrance gates and a private parking area for multiple vehicles. There is also an electric vehicle charging point and a detached garage, providing excellent additional storage and parking.

Additional Information

Tenure: Freehold
Council Tax Band: D
Energy Performance Rating: D Current: 63 Potential: 76

Services: Mains gas, electric, water and drainage
Gas central heating

Conservation Area: Lyndhurst

Construction Type: Brick and Timber Frame

Broadband type: ADSL Copper-based phone landline
Current broadband supplier: BT
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

The property is affected by a Tree Preservation Order (TPO)





Directions

From the top of the High Street, move into the left hand lane and at the end of the High Street continue past the Ferrari Garage on your left hand side. Proceed for another 03 miles past the turning on your left to Queens Road and the property will be found immediately on your left hand side set back off of the road along a short gravel driveway.

Situation

The property is located in the highly sought after village of Lyndhurst. 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.

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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