

# 30 Pine View Road

*Verwood, BH31 6LQ*

SPENCERS







*Situated on a quiet residential road in Verwood, this well-presented detached bungalow offers comfortable and spacious accommodation, ideal for those seeking single-storey living.*

## The Property

The property is approached via a driveway providing ample off-road parking and access to an adjoining garage. Upon entering, a welcoming entrance hall leads through to the principal accommodation.

The kitchen is fitted with a range of modern wall and floor units, integrated appliances, and useful storage. Enjoying pleasant views over the rear garden, it also benefits from a side door providing direct access to the garage.

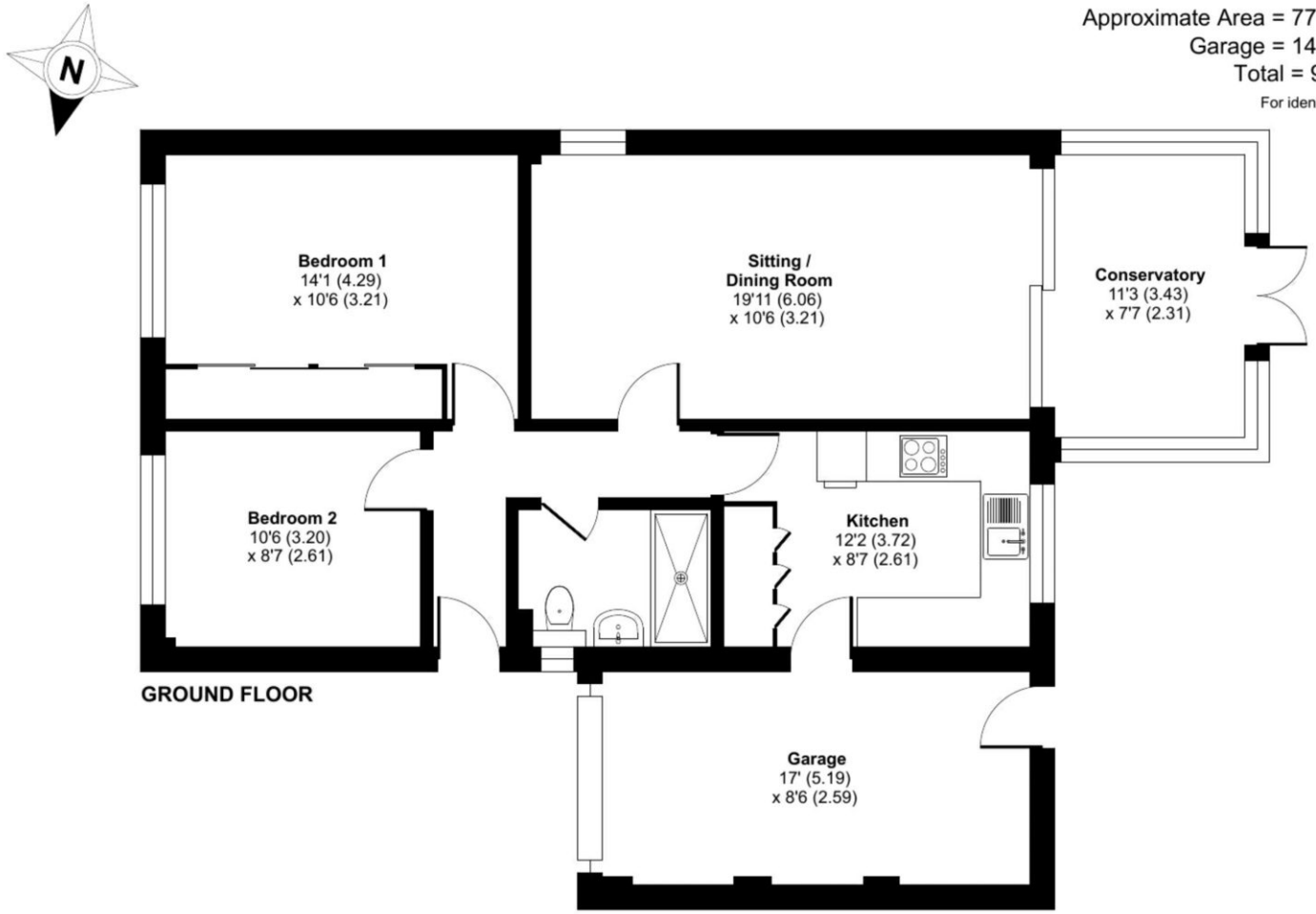
A bright and spacious dual-aspect sitting/dining room forms the heart of the home, offering ample space for both relaxation and entertaining. Doors open into a delightful garden-side conservatory, creating an excellent connection with the outdoor space.

***Offers in Excess of £370,000*** 2 1 1

FLOOR PLAN

# 30 Pine View Road, Verwood, BH31 6LQ

Approximate Area = 771 sq ft / 71.6 sq m
Garage = 145 sq ft / 13.4 sq m
Total = 916 sq ft / 85 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. Produced for Spencers of the New Forest Ltd. REF: 1482924

## 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.











*This attractive bungalow combines modern comforts with well-maintained south-west facing gardens and a peaceful setting, making it an appealing home in a sought-after Verwood location.*

## The Property Continued…

There are two generous double bedrooms, with the principal bedroom featuring fitted wardrobes. A recently refurbished shower room is fitted with a contemporary suite, including a walk-in shower.

## Property Video

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





## Outside

Outside, the sunny south-west rear garden is predominantly laid to lawn and enjoys a high degree of privacy. A seating terrace immediately adjoining the property provides the perfect spot for outdoor dining and relaxation, while a selection of useful outbuildings offers additional storage and versatility.

To the front of the property is a well-maintained lawned garden, together with a driveway providing off-road parking for several vehicles and access to the adjoining garage.

## Additional Information

Energy Performance Rating: C  Current: 69  Potential: 85
Council Tax Band: D
Tenure: Freehold

All mains services connected
Heating: Gas central heating

Broadband: Cable broadband. Ultrafast broadband with download speeds of up to 1800 mbps (ofcom).

Parking: Garage and private driveway





## The Situation

The property is conveniently situated within easy reach of Verwood's excellent local amenities, including supermarkets, independent shops, a pharmacy, post office, medical facilities and regular bus services. The town centre is approximately 0.8 miles away, with Morrisons, Lidl and Tesco Express all within around a mile of the property.

Verwood enjoys excellent road links to the surrounding area. Ringwood is approximately 4 miles away, with Bournemouth and Southampton approximately 14 and 22 miles respectively. Salisbury is approximately 15 miles to the north. Mainline railway services can be accessed from Bournemouth and Christchurch stations, both within approximately 10–11 miles, while the M27 motorway is approximately 15 miles away, providing convenient access to the wider motorway network.



**For more information or to arrange a viewing please contact us:**
**A:** 42 High Street, Ringwood, Hampshire, BH24 1AG
**T:** 01425 462600 **E:** ringwood@spencersproperty.co.uk

**www.spencersproperty.co.uk**