

5 Pinetops

44 Ringwood Road, St Ives, Ringwood, BH24 2NY

SPENCERS













Occupying an attractive position and offered to the market with no forward chain, this beautifully presented detached home offers well-balanced accommodation extending to three generous double bedrooms, together with a delightful landscaped garden and private parking for two vehicles.

The Property

The property has been exceptionally well maintained and enjoys an abundance of natural light throughout, creating a welcoming home perfectly suited to modern family life.

A spacious entrance hall provides an excellent first impression, complete with a useful cloaks cupboard, understairs storage and an elegant turning staircase rising to the first floor. A well-appointed cloakroom / WC serves the ground floor.
To the front of the property, the sitting room is a particularly attractive reception space. Dual aspect with a large bay window to the front, the room is flooded with natural light and offers an ideal setting in which to relax.

Undoubtedly the heart of the home is the impressive kitchen/breakfast room. Fitted with an extensive range of cabinetry and integrated appliances, including a gas hob, oven, fridge, freezer and dishwasher, the kitchen enjoys lovely views over the rear garden. It flows effortlessly into a clearly defined dining area where French doors open directly onto the rear garden, creating an excellent connection between the inside and outside spaces and making this a wonderful room for both everyday living and entertaining.

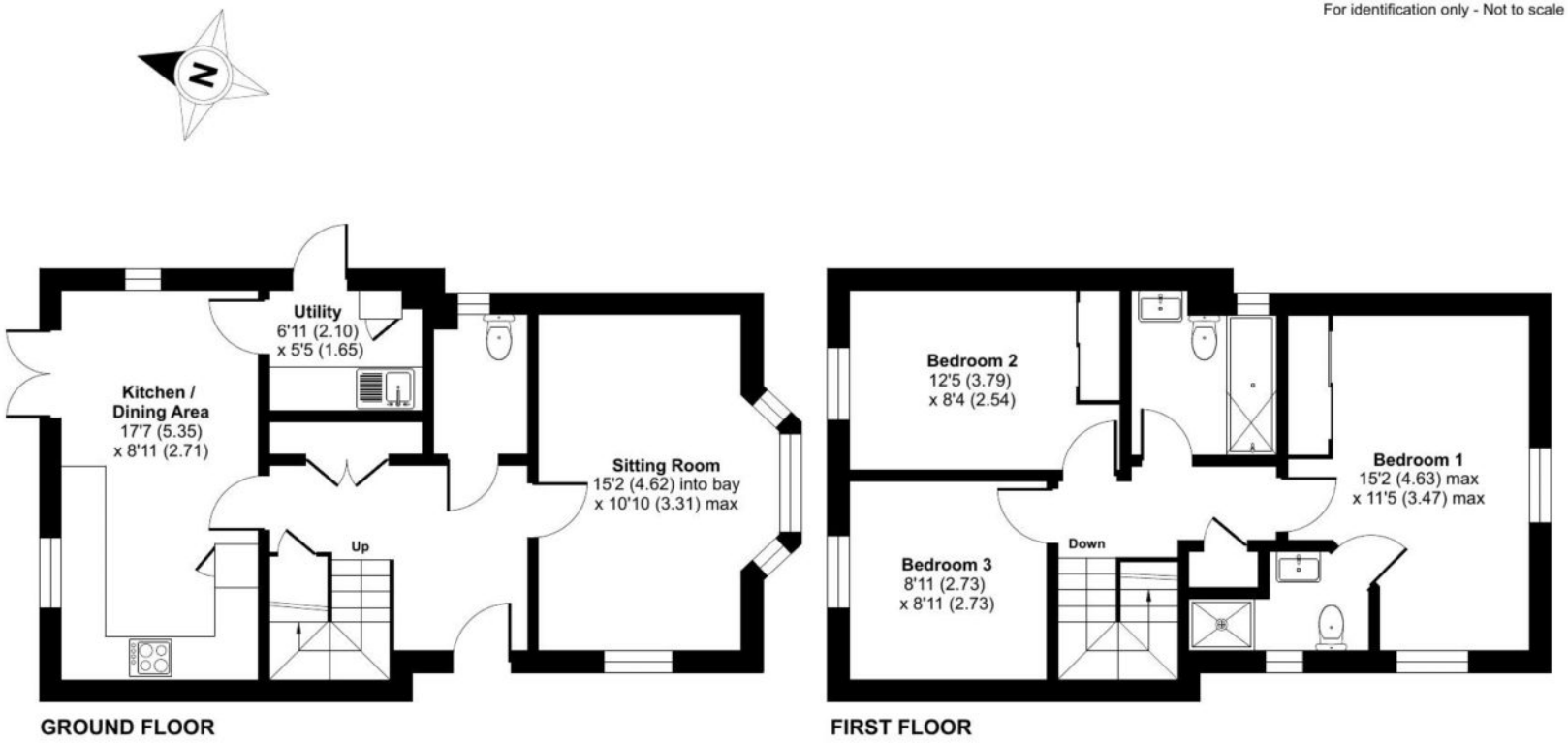
Guide Price £475,000 3 1 2

FLOOR PLAN

5 Pinetops, 44 Ringwood Road, St. Ives, Ringwood, BH24 2NY

Approximate Area = 1013 sq ft / 94.1 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.











Ideally positioned, the property enjoys easy access to the breathtaking landscapes of the New Forest National Park and Moors Valley Country Park, where miles of scenic walking trails, cycling routes and outdoor activities can be enjoyed right on the doorstep.

The Property Continued…

Complementing the kitchen is an adjoining practical utility room providing further storage, a sink, space for laundry appliances and a side door offering convenient external access.

The first floor continues to impress with three genuine double bedrooms arranged around a spacious landing with airing cupboard and access to the boarded loft.
The principal bedroom is a superb dual aspect room with fitted wardrobes and a contemporary en suite shower room. Bedroom two is another generous double overlooking the rear garden and also benefits from fitted wardrobes, whilst bedroom three is equally well-proportioned and enjoys attractive garden views. Completing the accommodation is the family bathroom, fitted with a modern suite comprising a bath with shower over, vanity unit and WC.

Property Video

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





Outside

Outside, the property continues to excel. To the front are two allocated private parking spaces together with an area of garden offering scope for enhancement should a purchaser wish.

Being detached, the property benefits from gated access on both sides leading to the rear garden. Thoughtfully landscaped and beautifully established, the garden enjoys a paved terrace adjoining the house, a raised decked seating area and generous areas of lawn framed by mature shrubs, hedging and decorative shingle, creating an attractive and relaxing setting to enjoy throughout the seasons.

Additional Information

Energy Performance Rating: C Current: 76 Potential: 80
Council Tax Band: E
Tenure: Freehold

Managed Common Areas: To include driveway and parking. The cost to maintain managed common areas is £100 per annum per property.

Services: All mains services connected
Heating: Gas central heating

Broadband: ADSP Copper -based phone landline.Ultrafast downloads speeds of 1000Mbps are available at the property (ofcom).

Parking: Two allocated spaces within a communal car park





The Situation

Situated in the highly sought-after area of St Ives, this attractive home offers the perfect balance of residential living and outstanding convenience. Combining an excellent setting with excellent local amenities and transport links, this is an exceptional location for those seeking both lifestyle and practicality.

The historic market town of Ringwood, approximately 2 miles away, provides an excellent range of independent boutiques, cafés, restaurants, supermarkets and everyday amenities, together with highly regarded schools and leisure facilities. Ferndown lies just under 4 miles to the south-west, whilst the vibrant coastal towns of Christchurch and Bournemouth, renowned for their award-winning sandy beaches, marinas and extensive shopping and leisure facilities, are within easy reach.

For those commuting further afield, the A31 is readily accessible, providing convenient links to Southampton, the M27 and M3 motorway network towards London. Bournemouth Airport is approximately 5.5 miles away, offering an increasing range of domestic and international destinations.



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