



Glendale,

Lyndhurst Road, Landford, Salisbury, SP5 2AS

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GLENDALE

LYNDHURST ROAD • LANDFORD

A detached four-bedroom chalet bungalow set on a generous 0.3-acre plot, and complemented by four substantial outbuildings, in Landford. The property is situated within walking distance of the open forest.

Ground Floor

Entrance Hallway, Sitting Room, Drawing Room, Dining Room, Kitchen, Conservatory, Utility Room, Bedroom, Cloakroom, Bathroom

First Floor

Three Bedrooms, Family Bathroom

Outside

Four Garages/Workshops, Gated Driveway Providing Parking for Multiple Vehicles, Gardens and Grounds of approximately 0.3 Acres

Guide Price £700,000



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The Property

Occupying a generous plot in the sought-after village of Landford, this charming four-bedroom home offers an exciting opportunity to create a highly individual country residence, subject to the necessary planning and other consents. With approximately 1,739 sq ft of accommodation, complemented by an impressive 1,359 sq ft of garages and workshops, the property offers an exceptional amount of space and considerable scope for enhancement.

The existing house has a pleasing sense of proportion and character, with two well-sized reception rooms, a conservatory, kitchen/dining room and useful utility and ancillary spaces on the ground floor. Two charming bay windows face forwards, extending the drawing room and bedroom one. An exposed brick fireplace with a log-burning stove adds warmth and character to the sitting room, while glazed sliding doors provide a seamless connection to the conservatory.

The first floor provides three further bedrooms and a family bathroom, with the current layout offering scope to create larger bedrooms, a generous principal suite or additional office and leisure accommodation.

For those seeking a home with space, character and genuine potential, this is an unusually exciting proposition, offering the opportunity to shape and remodel the property around the requirements of its next owner.







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Approximate Area = 1739 sq ft / 161.5 sq m (excludes store)

Limited Use Area(s) = 58 sq ft / 5.3 sq m

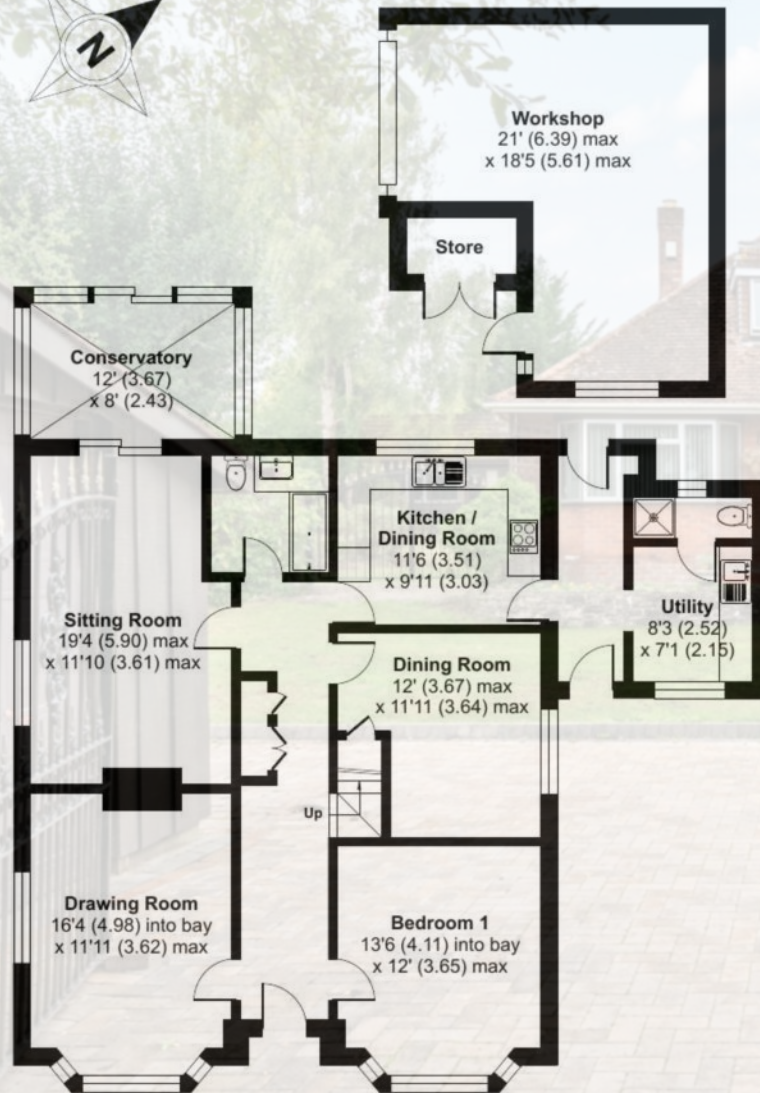
Garages / Workshops = 1359 sq ft / 126.2 sq m

Total = 3156 sq ft / 293 sq m

For identification only - Not to scale



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. Produced for Spencers of the New Forest Ltd. REF: 1520188



Outside

Glendale occupies a plot of approximately 0.3 acres, with a gated driveway providing parking for approximately six to seven vehicles.

The grounds incorporate four substantial garages/workshops, providing a significant amount of additional space. Their existing form lends itself to a variety of uses, including vehicle storage, workshop space, hobbies and general storage. There may also be scope to adapt or convert some or all of the buildings, subject to the necessary planning permission, building regulations approval and any other relevant consents being obtained.

The combination of the existing accommodation, generous plot and outbuildings provides considerable flexibility for a purchaser looking to adapt the property over time.

The Situation

Glendale is situated on Lyndhurst Road in the picturesque New Forest village of Landford. The village offers a range of day-to-day amenities, including a post office, a popular village store, village hall and a public house. Further amenities can be found in nearby Nomansland, including The Lamb and Les Mirabelles, with a wider range of facilities available in the market towns of Romsey and Salisbury.

The area is particularly well placed for access to the New Forest National Park, with the surrounding countryside offering opportunities for walking, cycling and other outdoor pursuits. Hamptworth Golf & Country Club is also within a short drive.

There are a number of schools within the surrounding area, with the property understood to fall within the catchment area for Salisbury Grammar Schools. Prospective purchasers are advised to make their own enquiries with the relevant schools and local authority regarding admissions and catchment arrangements.





Additional Information

Energy Performance Rating: E Current: 45 Potential: 73

Council Tax Band: F

Local Authority: Wiltshire

Tenure: Freehold

Heating: Gas central heating

Services: All mains services connected

Drainage: Public

Broadband: Ultrafast speeds available at the property (Ofcom)

Mobile signal/coverage: No known issues, buyer to check with their provider.

Planning & Development

The property offers scope for alteration, extension and potential adaptation of the existing outbuildings. Any such works or change of use would be subject to obtaining the necessary planning permissions required.

Prospective purchasers should make their own enquiries with the relevant local planning authority and obtain independent professional advice before proceeding with any proposed works.



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 or 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 fittings, 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:

7 Market Place, Romsey, Hampshire, SO51 8NB
T: 01794 331 433 E: romsey@spencersproperty.co.uk

www.spencersproperty.co.uk