



# SPENCERS

NEW FOREST

## Land at Black Knoll, Rhinefield Road, Brockenhurst, SO42 7QE



*£195,000*

This Land at Black Knoll is a parcel of land extending to almost 2.89 acres. It is well drained, fenced and has a water supply. To the east the woodland area is included and the riding out is excellent.

### Directions

From our office in Brookley Road, turn right and proceed over the Watersplash, before turning right onto Rhinefield Road. Proceed along the road, passing the Forest Park Hotel on the left hand. Continue to follow the road for a short distance, passing Broadbands Road on the left, before turning immediately right onto the driveway. Proceed to follow the driveway up to the land, which is located on the left hand side.



## Situation

The land at Black Knoll is situated at the western end of Brockenhurst, bordering the open forest and close to the much famed Rhinefield Ornamental Drive. The location is arguably one of the finest in Brockenhurst, with the village offering a mainline railway station with direct links to London Waterloo (approx. 90 minutes), a well-regarded primary school and tertiary college and a good local community of shops and restaurants.

The picturesque village of Beaulieu lies 7 miles to the east with the marina of Bucklers Hard on the Beaulieu River. Approximately 4 miles to the south is the Georgian market town of Lymington with its extensive yachting facilities, its famous Saturday County market and ferry service to Yarmouth, Isle of Wight. To the north is the village of Lyndhurst and Junction 1 of the M27 motorway which links to the M3 giving access to London.

