



**5 White Horse Lane** *Milford on Sea, Lymington, SO41 0DE*



**SPENCERS**





*A stylish, contemporary, and environmentally conscious four-bedroom, two-bathroom detached home, located on a private road in the heart of the village with both the beach and village green within easy walking distance.*

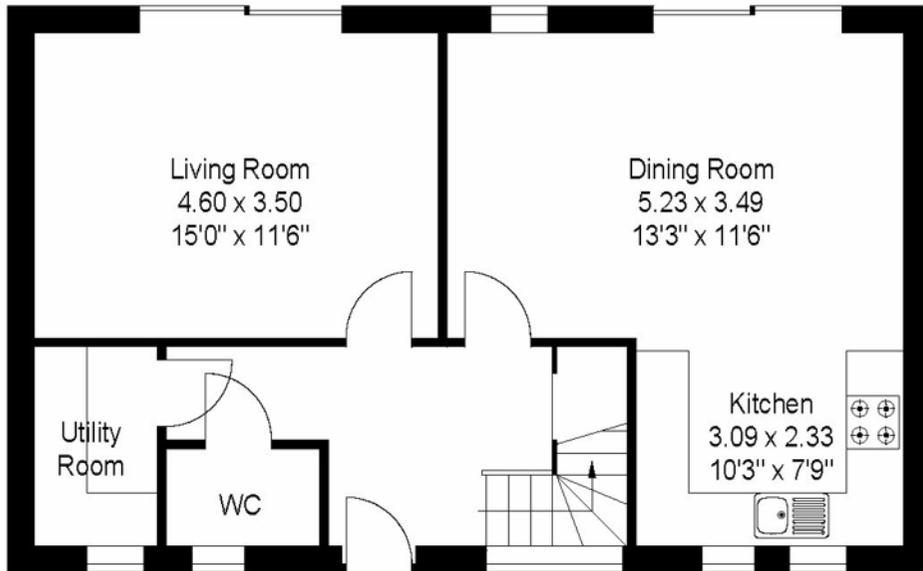
## The Property

The property has been thoughtfully designed to create a fresh, contemporary feel, with bright and airy spaces throughout that support efficient and comfortable everyday living. The house features a generously sized living room with doors opening directly onto the garden. There is also a separate utility room with plumbing and space for a washing machine, along with plenty of storage cupboards. The spacious open-plan kitchen and dining area is large enough to accommodate sofas, making it an excellent space for relaxing or entertaining, with doors that lead out to the garden. A contemporary WC completes the ground-floor accommodation.

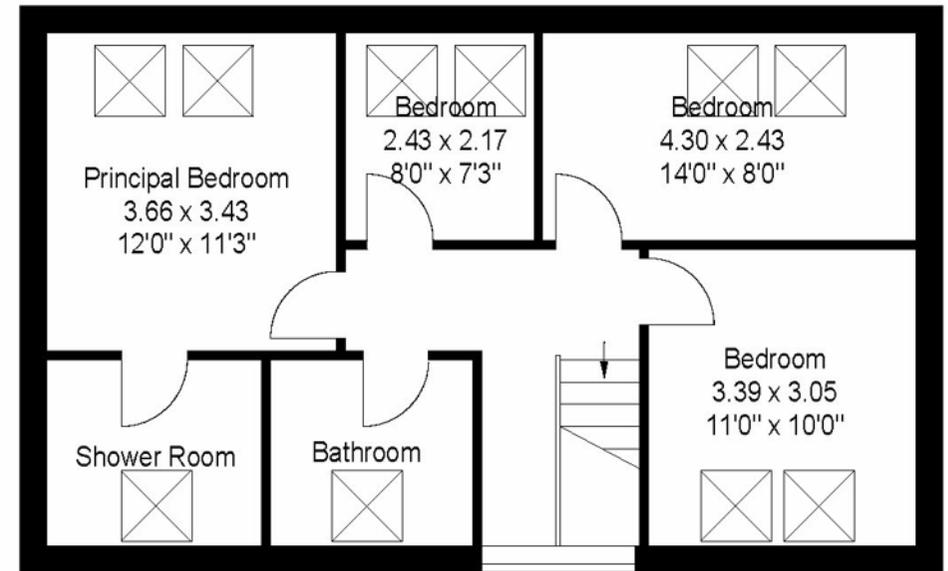
**£829,000**



FLOOR PLAN



Ground Floor



First Floor

Approximate  
Gross Internal Floor Area  
Total: 115sq.m. or 1238sq.ft.

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NOT TO SCALE



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*It features a striking larch-clad exterior along with a professionally designed interior and landscaped garden as well as three private parking spaces.*

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## The Property Continued . . .

The principal bedroom is light-filled with a fresh, contemporary feel. Neutral tones and clean lines create a calm and relaxing atmosphere, while natural light enhances the sense of space and openness. The room exudes a peaceful, restful ambiance, perfect for unwinding. The bedroom is further enhanced by a spacious modern en-suite shower room. There are three further bedrooms and family bathroom, all of which open off the central landing.



## Directions

From Lymington head west on the A337 towards Christchurch. On arriving in Everton take the left hand turn signposted to Milford on Sea. Follow the road all the way down to the village, turning left into the village green and then left again onto Keyhaven Road. White Horse Lane can be found a short distance along on the right hand side.



*Constructed in 2022, the property provides outstanding modern, sustainable living with the benefit of an air source heat pump.*

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## Grounds & Gardens

The rear garden has been thoughtfully landscaped to provide an attractive, low-maintenance outdoor area with several spots to enjoy the sunshine, unwind, or entertain guests, including a well-equipped outdoor kitchen. A discreetly screened shed offers useful external storage, with a pedestrian gate providing access to the driveway. The overall layout has been carefully planned to create a private, calm, and zen-like retreat. There are private parking spaces for three cars.

## Situation

The property benefits from one of Milford on Sea's most sought after locations. Positioned in the heart of the village the property enjoys the convenience of the village amenities with its vibrant shops, wine bars and restaurants

Milford on Sea is a thriving and lively village with a very well regarded primary school, glorious swimming beaches and a wide range of restaurants, pubs, cafes, bars and boutique shops. There is sailing, kayaking and paddleboarding at nearby Keyhaven with a wider range of sailing clubs and marinas in Lymington. The beautiful open spaces of the New Forest lie just to the north with a mainline railway station at New Milton (4 miles) with direct services to London Waterloo in under 2 hours.



*Both Lyminster and Brockenhurst afford fine schooling (both state and private) with the latter having a tertiary college.*

## Additional Information

Tenure: Freehold

Council Tax: E

EPC: B Current: 81 Potential: 93

Property Construction: Aluminium double glazed window with zinc roof

Utilities: Mains electric, water and drainage. There is no gas supply.

Heating: Electric Air Source Heat Pump (underfloor heating to ground floor)

Managed Common areas: Approximately £50 pct each property to cover lawns cutting. Brushwood Management Company Ltd own the common parts - sown lawn borders and a hedge plus the tarmac drive. This company is equally owned by the 3 houses on the development. Share to be transferred with sale of house

10 Year ICW New Home Warranty dated 11th November 2022

Alarmed, external private lock-up/shed (measuring approx. 3.2m x 2.1m)

Broadband: FFTP - Fibre to the property directly. Ultrafast broadband with speeds of up to 1000mbps is available at this property

Parking: Three private parking spaces

Electric Vehicle Charging Point (EV): Yes

## Important Information

Spencers 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 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:  
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