



Skylark Cottage

274 Christchurch Road, Ringwood, BH24 3AS

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The Property

Situated on the southern edge of Ringwood, within easy reach of David Lloyd Health Club and superb forest walking routes, Skylark Cottage is a highly efficient and exceptionally well-finished three-bedroom detached home. Newly constructed to an impressive specification, this stylish property blends classic architectural character with cutting-edge energy performance and thoughtful modern living.

Built using attractive Old Westmill Red Multi brickwork and composite slate roof tiles, the home achieves an A-rated EPC, supported by solar PV panels, underfloor heating, and a high-efficiency Glow-Worm combi boiler. The result is a home that is not only elegant, but environmentally responsible and cost-effective to run.

Internally, the accommodation is both well-proportioned and intelligently laid out. A welcoming entrance hall leads to a cloakroom, utility cupboard, and a bright sitting room with French doors opening onto the landscaped rear garden. The striking kitchen/dining room is fitted with timeless Shaker-style units, quartz work surfaces, and a full suite of integrated Neff appliances including induction hob, oven, extractor, fridge/freezer, dishwasher, and washing machine.

On the first floor, the principal bedroom enjoys a pleasant rural outlook and benefits from a luxuriously appointed en-suite shower room. Two further bedrooms and a well-designed family bathroom provide excellent flexibility for families or those seeking a home office.



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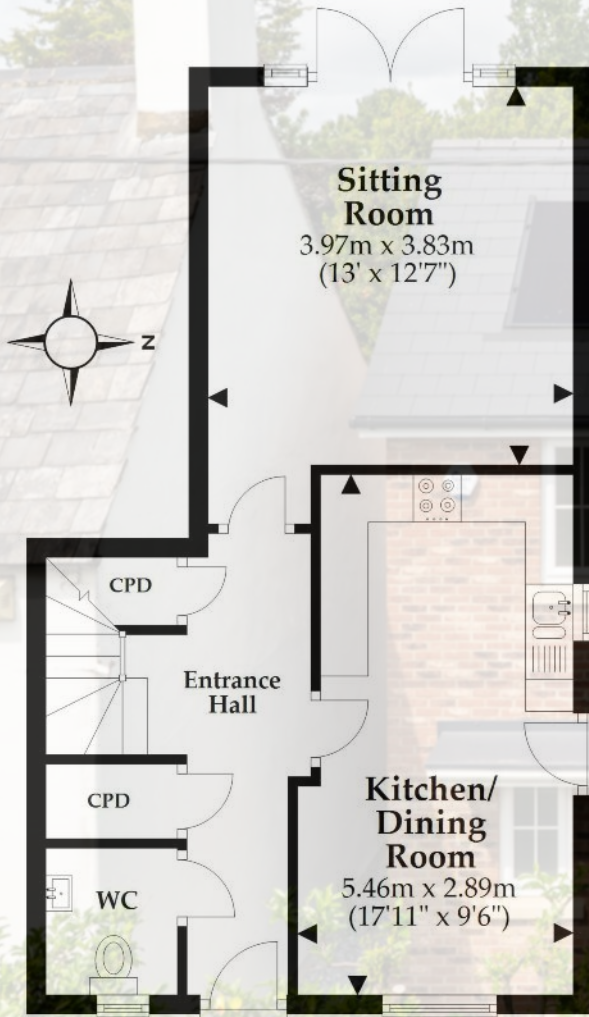
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FLOOR PLAN

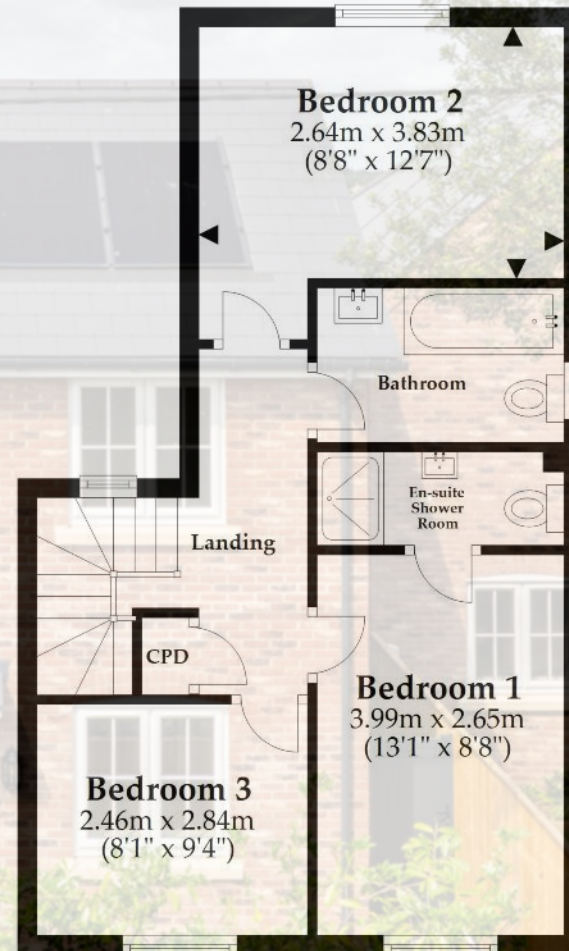
Ground Floor

Approx. 44.3 sq. metres (476.9 sq. feet)



First Floor

Approx. 44.7 sq. metres (480.6 sq. feet)



Important Information

By prior appointment only with the vendor's selling agents Spencers Property.

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.



Key Features

- A-rated EPC
- Glow-Worm gas central heating with underfloor heating to ground floor
- Double-glazed windows throughout
- Farrow & Ball paint finishes
- Integrated Neff appliances
- Superfast fibre broadband
- EV charger
- 10-Year ICW Structural Warranty

Outside

The west-facing garden has been professionally landscaped and features a porcelain patio and neat lawn—ideal for relaxed outdoor entertaining.

To the front, the property offers two allocated parking spaces, one with an EV charging point. There is also a garage available by separate negotiation, suitable for a car or additional storage room.





The Local Area

Skylark Cottage enjoys a well-connected position just south of Ringwood town centre, with David Lloyd Health & Leisure Club, Waitrose, Lidl, and a host of independent shops and eateries all within easy reach. The property also offers immediate access to picturesque forest walks, making it ideally placed for those who enjoy a balance of town convenience and countryside lifestyle.

Excellent road links via the A31 provide straightforward journeys to Bournemouth, Southampton, and further afield.

Directions

From Ringwood town centre, proceed south along Mansfield Road. At the mini-roundabout, take the first exit onto Christchurch Road. Continue straight over the next two roundabouts, then turn right onto Hampshire Hatches Lane, shortly after passing the Moortown petrol station. Skylark Cottage will be found on the left-hand side.

Services

Energy Performance Rating: A
Council Tax: To be confirmed
Tenure: Freehold

Services: All mains services connected

Electric Vehicle (EV) Charging Point: Yes
Solar Panels: Yes

Broadband: Superfast FTTP available
Mobile Coverage: No known issues, please contact your provider for further clarity

Warranty: 10-Year ICW Structural Warranty





For more information or to arrange a viewing please contact us:

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