



Coppice House *Ashley Heath, Ringwood, BH24 2LX*

SPENCERS
NEW FOREST



Coppice House

Ashley Heath • Ringwood

Coppice House, Ashley Heath – A Contemporary Masterpiece in a Prestigious Setting

Designed by award-winning architects and meticulously constructed in partnership with one of the South's leading development companies, Coppice House is a truly unique new build home. Offering approximately 1,700 sq. ft. of luxurious living space, this four-bedroom property sits within an impressive 0.45-acre plot in the sought-after Ashley Heath, renowned for its exclusivity and sylvan charm. Ready to move in to, this remarkable residence is the epitome of modern living combined with timeless elegance.



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The Property

Upon arrival, the home exudes style and sophistication, with a beautifully landscaped approach offering washed gravel driveways, designated parking areas and an electric car charging point. A pillared, covered entrance with contemporary lighting leads to a striking composite front door, setting the tone for the quality found within.

The double-height vaulted ceiling creates a stunning first impression, with natural light pouring in through a high-level dormer-style window. Thoughtfully designed, the hallway features a spacious under-stair storage cupboard, a large airing cupboard housing the hot water cylinder and oak internal doors leading to the principal rooms.

A superb reception space, this room is flooded with light from large, double-glazed windows and double doors opening onto the rear garden. Perfect for relaxation or entertaining, the living room is wired for modern living with ample power points and a television point.

At the heart of the home is the breathtaking open-plan kitchen and dining area, finished to the highest specification.

The kitchen features a range of elegant country cream units are complemented by stunning veined stonework surfaces and a central island with a four-ring induction hob and downdraft extractor. Integrated NEFF appliances include an eye-level double oven, fridge/freezer, and full-size dishwasher. A ceramic sink with an engraved drainer adds both style and practicality.

The dining space enjoys views over the rear garden, with double doors providing seamless access to the patio, ideal for alfresco dining. Pendant lighting and recessed ceiling spotlights create a warm, inviting atmosphere.

Situated to the front of the property, this practical space includes a sash window, base units with laminate worktops, and plumbing for utilities. The Ideal Logic gas-fired boiler is discreetly housed here, with a connecting door to the integral garage.





The Property Continued

A versatile room overlooking the front garden, perfect as a guest bedroom or home office, complete with sash window, ceiling light point and ample space for furniture.

Fitted with a hidden cistern WC and vanity unit with wash basin, complemented by tiled flooring and a chrome ladder-style towel radiator.

This spacious room enjoys a stunning rear aspect via a dormer window, offering views over the landscaped garden. A recess provides space for a walk-in wardrobe or fitted storage, while the luxurious en-suite shower room includes a walk-in cubicle with a rainforest showerhead, vanity unit with inset basin and chrome ladder radiator.

Another generously proportioned double bedroom, situated to the rear, with a recess for wardrobes and plenty of space for additional furniture.

A charming dual-aspect room featuring a Velux-style window to the front and a dormer window to the rear, making it light and airy.

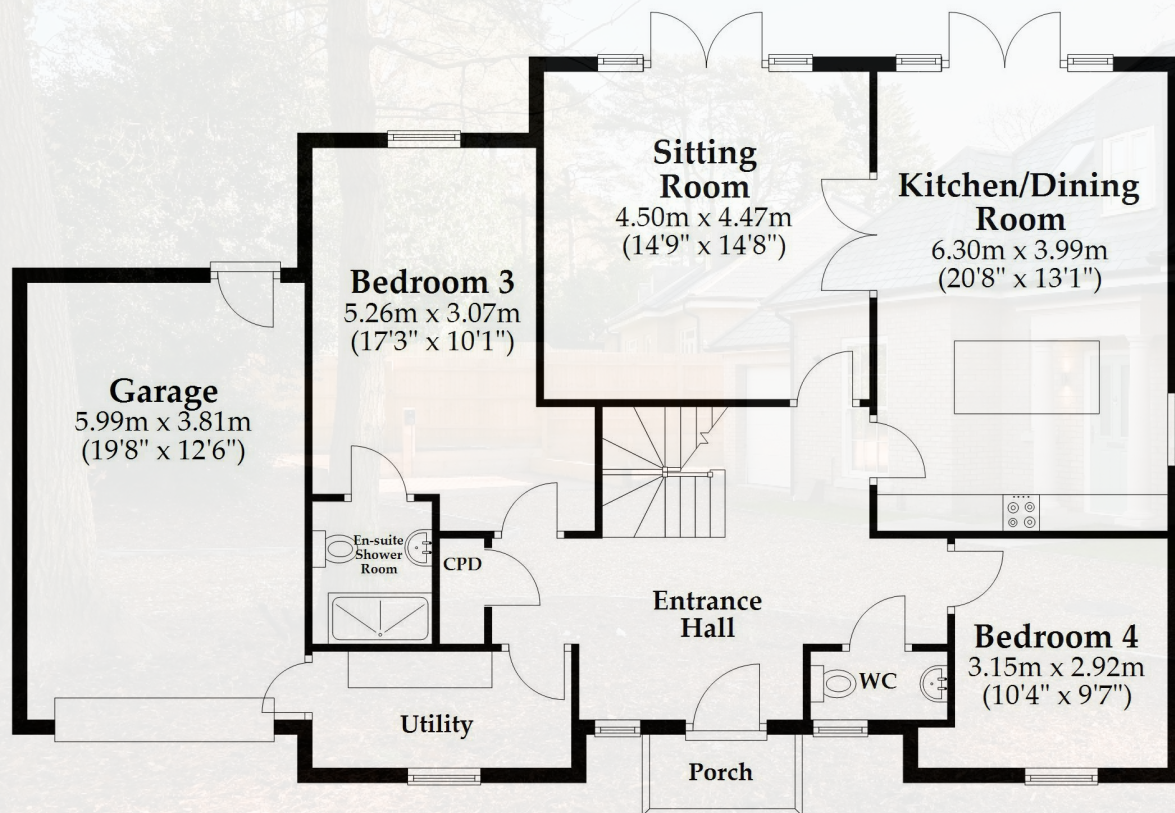
The family bathroom is finished to an exceptional standard with a curved panel-enclosed bath, independent shower fittings, a hidden cistern WC, and an inset basin with vanity storage. Velux-style windows provide natural light, while part-tiled walls and flooring complete the look.



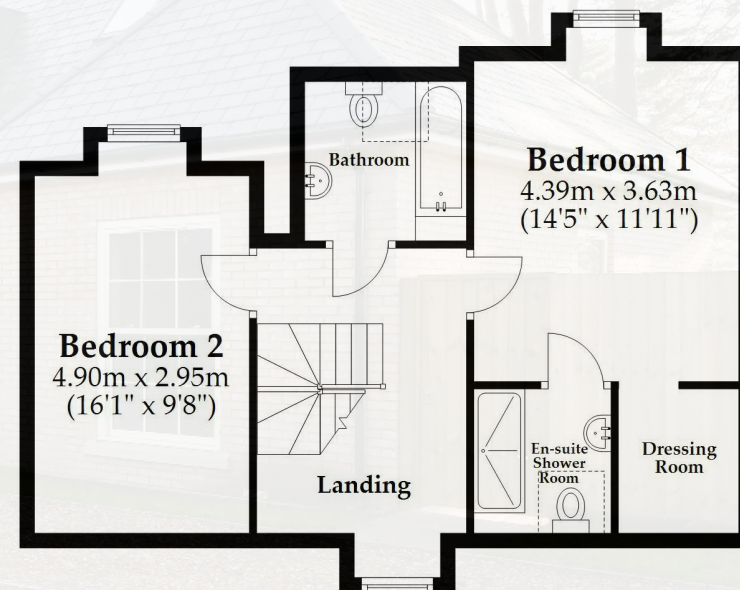
FLOOR PLAN

Note: Measurements were not taken by LJT Surveying and we cannot guarantee their accuracy.

Ground Floor



First Floor



This plan is not to scale and is for general guidance only. LJT Surveying Ltd Ringwood



Grounds & Gardens

The rear garden is a standout feature, encompassing a substantial portion of the 0.45-acre plot. A large Indian Sandstone patio extends directly from the house, leading to a lawn interspersed with mature Scots Pine trees. Low-maintenance planting adds interest, while new timber fencing provides privacy and security. A pedestrian gate to the side allows convenient access to the front of the property.

The spacious garage is accessed via an electric roller door and offers high ceilings, power, lighting, and a rear pedestrian door to the garden.

The front approach is designed for ease and aesthetics, with washed gravel driveways, brick-paved parking for multiple vehicles, and low-maintenance bark borders with mature hedging for privacy.

Additional Information

The property is sold with the benefit of a 10-year ICW warranty, providing peace of mind for the discerning buyer.

Ideally positioned within Ashley Heath, with easy access to the New Forest National Park, Bournemouth's sandy beaches, and excellent transport links.

For precise location details, use [//tables.craft.vacancies](https://www.tables.craft.vacancies) on the What3Words app.



Situation

Situated in Ashley Heath, this attractive home is just moments away from the beautiful Moors Valley Country Park, set in acres of natural heath and woodland incorporating a adventure playground, trail, and golf course and offering an idyllic setting for a range of outdoor pursuits such as cycling. The market town of Ringwood is just a couple of miles away offering a comprehensive range of shops, cafes and restaurants as well as two leisure centres. For the commuter the A31 is easily accessible, providing links to; the A338 for Bournemouth and Christchurch (approx. 8 miles south), and to Salisbury (approx. 18 miles north); and the M27 for Southampton (approx. 18 miles east).

Directions

From the Ashley Heath roundabout, exit onto Horton Road and continue for approximately 1 mile, before turning left onto Woolsbridge Road. Continue down Woolsbridge Road for approximately 0.5 of a mile where the property can be found on your left, indicated by a for sale board.





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

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