



Wildwood House

Bucklers Hard, Beaulieu, Brockenhurst, SO42 7XD



S P E N C E R S





A substantial and peacefully secluded house sitting in just over 1.6 acres of landscaped gardens in this highly sought after location close to Bucklers Hard marina and the Beaulieu River, surrounded by the unspoilt countryside of the New Forest National Park.

The Property

The house offers extensive accommodation extending to nearly 4,000 square feet and includes an adjoining double garage. All principal rooms are large and well proportioned but now in need of some updating. There remains extensive scope to re-model the interiors either decoratively or with a more ambitious plan to create a living space ideally suited to a modern lifestyle.

The front door opens to a porch beyond which there is a door to an inner hall leading to the main sitting room, an impressive space measuring 24' x 20' and featuring a large fireplace. From the sitting room, two sets of double doors lead to the dining room and a bright Garden Room which overlooks the garden and provides access to outside via two sets of sliding doors.

OIEO £2,000,000



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FLOOR PLAN





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Set by the beautiful countryside of the historic Beaulieu Estate, the area surrounding the house is completely unspoilt and offers countless walks and cycle rides.

The Property continued . . .

Also on the ground floor is a very generous kitchen / breakfast room which is open to ridge height, again with doors to the garden. There is also a study and separate utility room as well as a wc.

Upstairs there are four very generous double bedrooms, two of which are en suite, and a family bathroom.

Grounds & Gardens

Accessed via a winding in-out drive which provides both parking and access to the garage, the house sits just back from a quiet lane behind a mature hedge. The majority of the gardens and grounds lie to the rear and have been beautifully landscaped to provide an extremely appealing outlook from the house itself as well as ample space for relaxing or entertaining. The gardens feature a swimming pool adjacent to which is a timber framed pool room complete with shower and wc. The pool building also contains a mower garage.



This property is being offered for sale with no forward chain.

Directions

From our office proceed to the bottom of the High Street, turning left into Gosport Street and when reaching the roundabout, turn right and pass over the Lymington River bearing left and up onto Walhampton Hill. Proceed along this road as it becomes Main Road and follow for approximately four and a half miles and at Hatchet Pond turn right signposted to Beaulieu and Bucklers Hard. Proceed along the road and before reaching Beaulieu Village take the sharp right-hand turn,

Situation

The house sits on a leafy rural lane and enjoys a peaceful and secluded setting close to both Bucklers Hard marina on the Beaulieu River as well as a very good pub and restaurant. There is sailing from both Bucklers Hard, which also has a superb marina offering access to sailing on the Beaulieu River and The Solent.

The market town of Lymington, famous for its sailing scene, is 7.5 miles to the south west. Brockenhurst lies 8 miles to the west and has a mainline railway station with direct services to London Waterloo taking approximately 1h 40m



Additional Information

Tenure: Freehold

Council Tax: G

EPC: D Current: 61 Potential: 75

Property Construction: Brick elevations & tile roof

Utilities: Mains electric & water. Private drainage via a septic tank which the property has the sole use of. The tank is located within the boundary of the property. The property also benefits from solar PV panels with Tesla storage batteries. There is no mains gas supply.

Heating: Air source heat pump

Broadband: Superfast broadband with download speeds of up to 62mps available at this property (ofcom)

Mobile Signal: Please be aware that mobile network coverage in this area may vary, with some areas experiencing no signal.

Parking: Private driveway and garage

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:
74 High Street, Lymington, SO41 9AL
T: 01590 674 222 E: lymington@spencersproperty.co.uk

www.spencersproperty.co.uk