

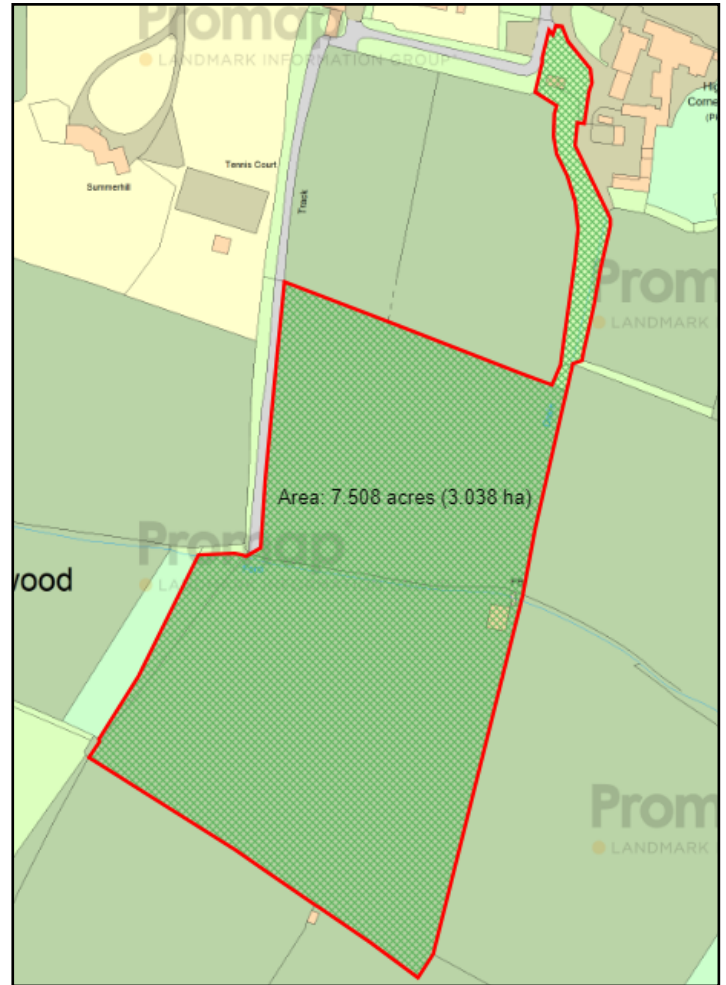


“Spencers Property are offering for sale over 7 acres of excellent quality grazing land with access with superb open forest riding nearby.”

- Good quality grazing land with boundaries formed by part post wire and mature hedges with good access
  - Land is split between two fields
  - Outbuildings require replacing

***Guide Price £250,000***





## The Situation

Nestled in the rural hamlet of Linwood, this land is positioned in the heart of the New Forest National Park. The elevated (High Corner) approach roads with far reaching views have a true sense of returning home to the 'Shires'. This exceptional location offers direct access to thousands of acres of natural heath and woodland, making it an ideal setting for enthusiasts of walking, cycling, and riding. Adding to the locale's charm is the proximity to the popular 'High Corner Inn', offering fine dining and accommodation. Within walking distance is the 'Red Shoot Inn', famed for its own brewery and within riding distance is "the Royal Oak" at Fritham, which remains totally original.

## Directional Note

Exit Ringwood along the A338 Ringwood to Fordingbridge road. After about two miles turn right signposted to Linwood. This road will take you over a cattle grid and you bear right over a humped back bridge and then you turn left. Continue along this road which will take you to Linwood. Go through this small hamlet passing the Red Shoot and then down a hill and up again and then you bear left and continue along this road looking out for the signpost to the High Corner Inn. You will come to a lane which will take you down a hill passing the pub on your left and the property will be located on your left hand side, signified by the sign stating Middle Earth.

## Viewing

By prior appointment only with the vendors agents Spencers of the New Forest

## Services

Tenure: Freehold

Spencers of The New Forest 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.

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

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