



SPIRE VIEW

LYNDHURST

Just four converted two bedroom apartments
in the heart of Lyndhurst in the New Forest.



Computer generated image



Lyndhurst High Street



Lyndhurst Church, Empress Road

Modern living in a rural location

Spire View is a conversion of an Edwardian House into four spacious, unique apartments. Whilst each apartment is different, they follow a theme of informal large open-plan reception areas and good sized bedrooms. The accommodation is light and airy with the feeling of space and each will have an allocated parking space.

Spire View is situated centrally within the wonderful village of Lyndhurst which is often referred to as the 'Capital of the New Forest', with an excellent sense of community spirit. The outdoor enthusiast is well catered for with acres of unspoilt countryside on the doorstep. The beautiful High Street offers an eclectic range of cafes, local shops, boutiques, restaurants and public houses with a village hall, visitor centre, local library and a doctors and dentist practice.

Specification includes:

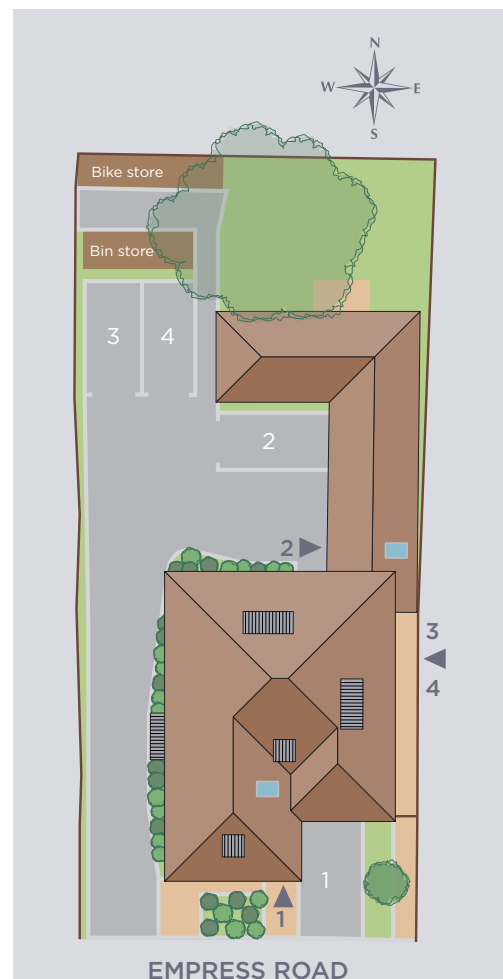
Kitchens · Recessed spotlights · White gloss handle-less fitted kitchen · Quartz worktops with matching upstands · Under cupboard wall lights · Glass splashback · Indesit 4 zone induction hob · Indesit integrated washer/dryer · Indesit integrated dishwasher.
 Plots 1 - 3: Hotpoint combi microwave & single oven · Indesit integrated fridge freezer.
 Plot 4: Indesit single oven, integrated undercounter fridge and integrated undercounter freezer.

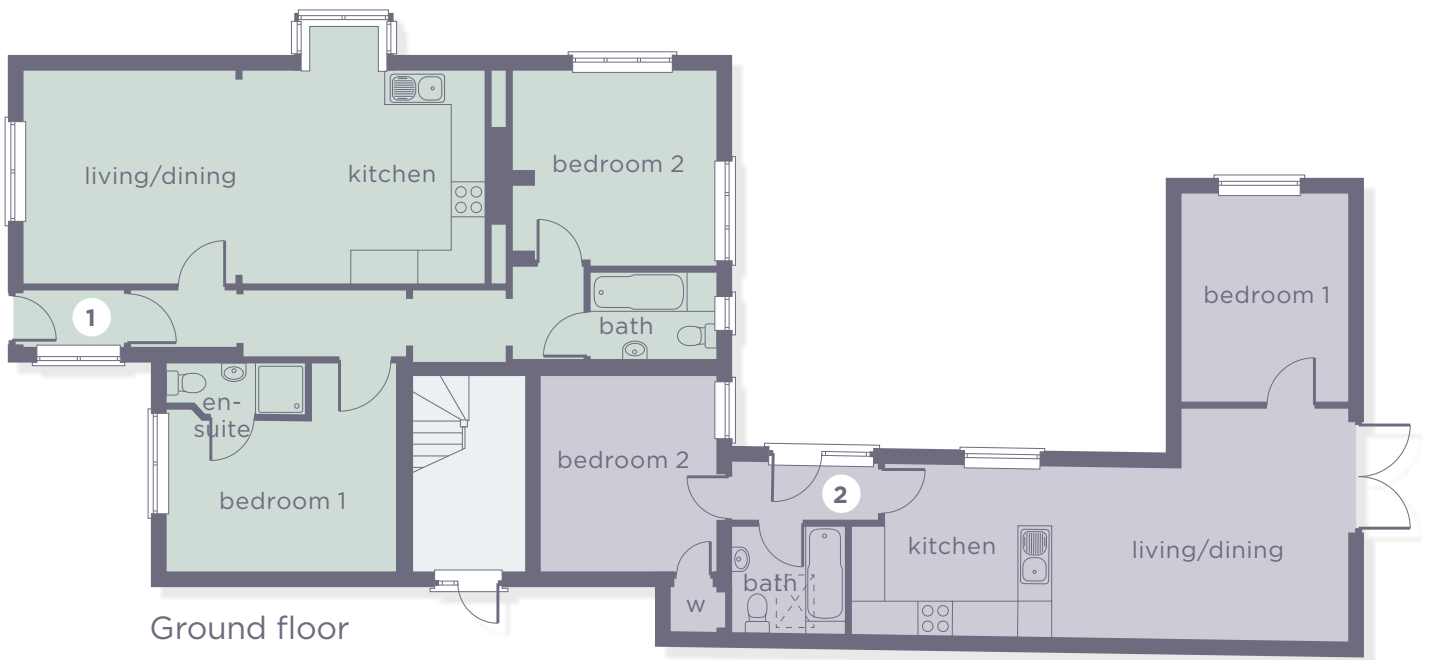
Bathrooms · Roca bathroom suites with Vado brassware · Towel rails · Tiled floors to bathroom and en-suite, tiled walls to principle areas · Recessed spotlights.

Finishing · Carpets throughout, tiling to kitchen areas · Brushed chrome sockets and switches · Double glazing and gas central heating · Allocated parking · Cycle storage.



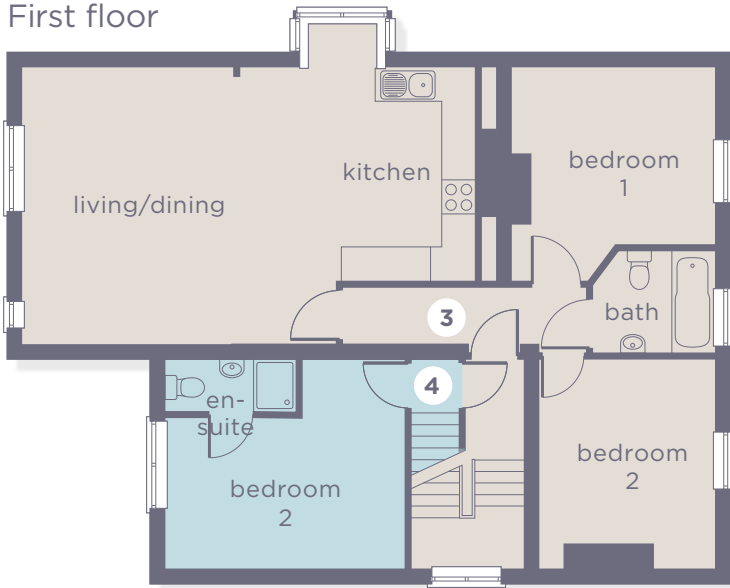
Previous development





Ground floor

First floor



Second floor



1

Kitchen/living/dining
26'9 x 11'9 8168 x 3603

Bedroom 1
13'7* x 11'11* 4160* x 3635*

Bedroom 2
11'3 x 11'3 3445 x 3444

*maximum dimension

2

Kitchen/living/dining
28'11* x 13'5* 8838* x 4094*

Bedroom 1
12'1 x 9'10 3694 x 3015

Bedroom 2
11'6 x 10'1 3523 x 3076

*maximum dimension

3

Kitchen/living/dining
27'0 x 16'0* 8253 x 4887*

Bedroom 1
12'5 x 11'4 3785 x 3464

Bedroom 2
11'9 x 10'0 3598 x 3058

*maximum dimension

4

Living/dining
25'6* x 11'0 7797* x 3362

Kitchen
15'0 x 13'6 4576 x 4133

Bedroom 1
15'6* x 10'5* 4730* x 3178*

Bedroom 2
14'1* x 12'0* 4295* x 3659*

*maximum dimension



SPIRE VIEW, 9 EMPRESS ROAD, LYNDHURST SO43 7AE



Travel links

Ashurst train station is approximately two and a half miles away and Brockenhurst train station is just shy of four miles away, both offer direct links to London Waterloo.

Junction 2 of the M27 motorway is easily accessed via Ower leading to the city of Southampton to the east providing a comprehensive range of retail and leisure facilities. The picturesque Georgian market town of Lymington with its pretty harbour is within ten miles.

All enquiries to the sole selling agent:



023 8028 4411

30 High Street, Lyndhurst
lyndhurst@fells-gulliver.com



Certain details may have changed since the printing of this brochure. The computer generated image is an artist's impression and the finish may vary from that shown. The floor plans, site plan and map are for guidance purposes only. All measurements have been taken from plans and whilst every effort has been made to ensure their accuracy these cannot be guaranteed. This brochure does not constitute an offer or contract and the developer reserves the right to change any specifications of the homes at any time during the course of construction without notice.