



## 17 The Cloisters Romsey

£1,250 PCM

Located in the popular area of Fishlake Meadows, this two-bedroom property benefits from two allocated parking spaces and a lovely enclosed rear garden. To rent this property, you will need to have a household income of at least £37,500, with a total deposit of £1,442 and a holding deposit of £288.





- Two Allocated Parking Spaces • Gas Central Heating • Walking Distance To Romsey • Quiet Location • Unfurnished • Council Tax Band C • Close To Local Amenities

On the ground floor, you'll find a cosy lounge that flows into the kitchen and leads out to the rear garden. The kitchen comes with an undercounter fridge/freezer and space for a washing machine. There is also a convenient cloakroom WC.

A staircase from the lounge leads to the first floor, where there are two well-proportioned bedrooms, both benefiting from fitted wardrobes. The bathroom includes a bath with overhead shower, basin, and toilet. There is the added convenience of an airing cupboard.

The property benefits from a private, secluded rear garden with rear access and the use of a shed. Additionally, there are two allocated parking spaces conveniently located close to the property.

The property's construction is brick and tile.

The property has mains gas central heating, an electricity supply, mains water and mains drainage.

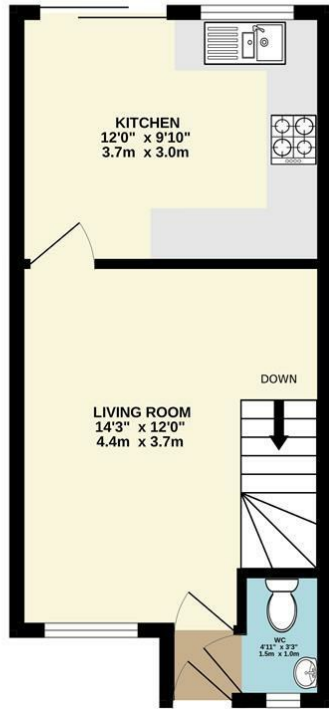
The broadband and mobile availability can be checked via the Ofcom's "broadband and mobile coverage checker" on their website.

#### ADDITIONAL INFORMATION

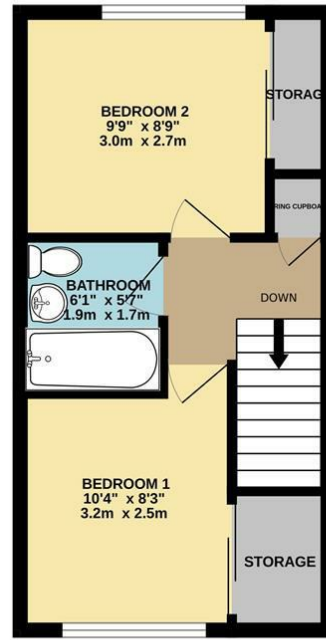
Council tax band: C Furnishing Type: Unfurnished Security Deposit: £1,442 Available From: 8th December 2025



GROUND FLOOR  
306 sq.ft. (28.4 sq.m.) approx.

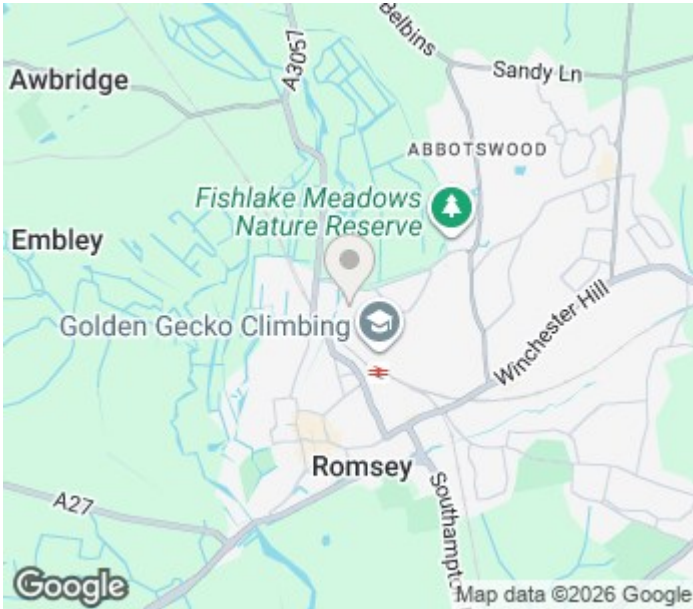


1ST FLOOR  
289 sq.ft. (26.8 sq.m.) approx.



TOTAL FLOOR AREA : 594 sq.ft. (55.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>84</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>67</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.



# SPENCERS

LETTINGS

## ABOUT US

Spencers' lettings office offers a dedicated, specialist lettings service with every aspect managed in-house, from maintenance to property inspections. The team undergo regular training to keep on top of continually changing legislation and are frequently praised by landlords and tenants for their friendly professionalism, thoroughness and reliability. The office works closely with Spencers' estate agency offices and broadly covers the New Forest area including Lymington and Lyndhurst, Romsey and Totten, Beaulieu, Ringwood, Brockenhurst, Burley and the Christchurch area including Highcliffe and Barton on Sea.



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