



2 Blakes Yard New Street Mews Lymington

£1,300 PCM

This beautifully presented two-bedroom townhouse, built in 2011 by Dunfords, is in immaculate condition throughout. Located within an exclusive gated mews development, it offers private parking, a secluded sheltered courtyard, and a large glass-fronted balcony. Holding Fee: £300 Security Deposit: £1500 Council tax band: C



• High Street Location • One Parking Space • Well Presented • No Pets • Balcony • Communal Garden

A spacious brick-paved courtyard with allocated parking leads to the entrance hall, which features a sleek ceramic tiled floor. The ground floor includes a utility room with washing machine plumbing, a cloakroom, and rear access to the courtyard. A cupboard houses a pressurised water pump, ensuring excellent water pressure throughout.

Upstairs, the first floor boasts a beautifully designed open-plan living area with a large glass-fronted, covered balcony—perfect for relaxing. The adjoining contemporary kitchen features high-gloss cream units, a gloss tiled floor, and integrated appliances, including a fridge/freezer, dishwasher, electric hob, and oven. There's ample space for dining, with a rear-facing window adding natural light.

The second floor hosts two spacious double bedrooms. The master bedroom stands out with its vaulted ceiling and fitted cupboards. A well-appointed family bathroom with a shower over the bath sits conveniently between the bedrooms. Additional storage includes an airing cupboard and a large separate storage space with hanging room.

To the rear, a private courtyard with a southwest-facing aspect features a raised flower bed. At the front, the glass-fronted balcony enjoys an easterly aspect, making it a perfect spot for morning coffee. The development's immaculate shared courtyard offers both allocated and visitor parking, secured by wrought iron gates

and a lockable pedestrian entrance with direct access to the high street.

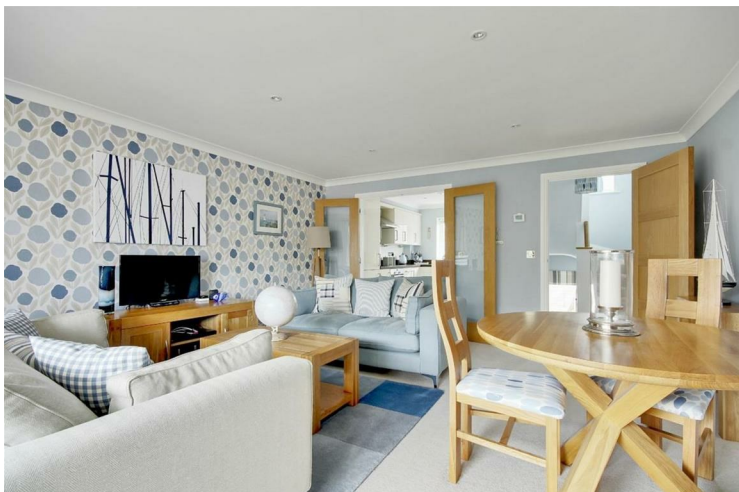
The property's construction is brick and tile.

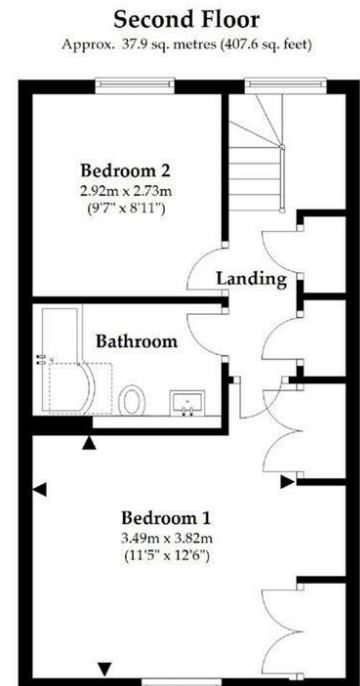
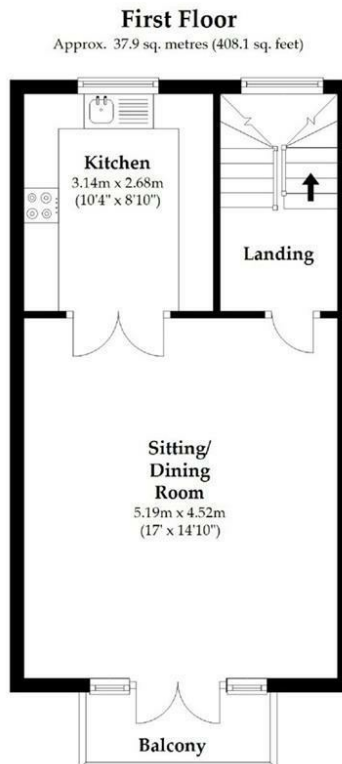
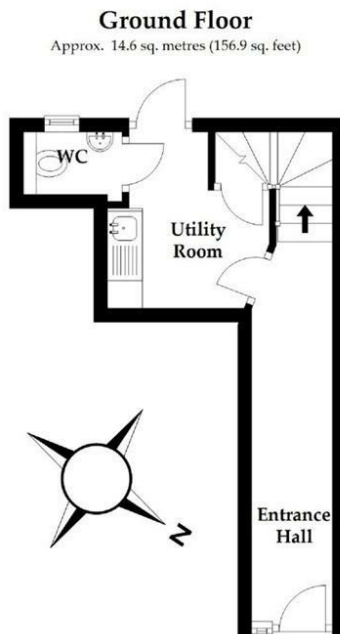
The property has mains gas central heating, an electricity supply, mains water and mains drainage.

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

ADDITIONAL INFORMATION

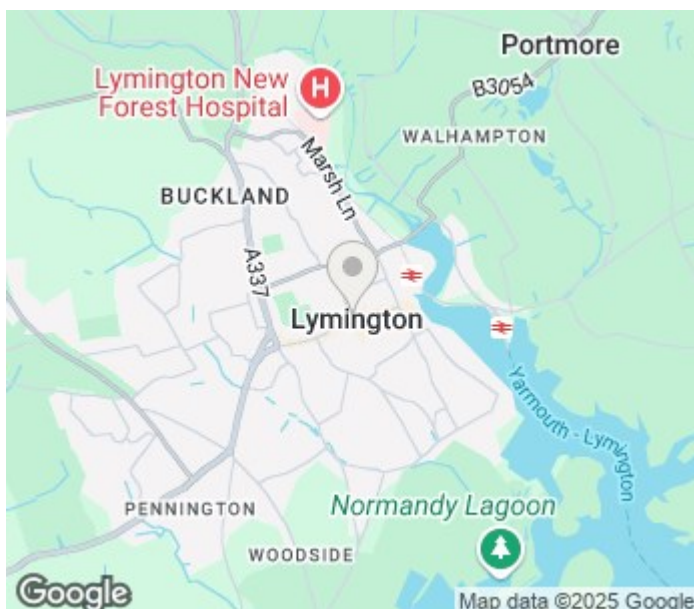
Council tax band: C Furnishing Type: Unfurnished Security Deposit: £1,500 Available From: 2nd June 2025





Total area: approx. 90.4 sq. metres (972.6 sq. feet)

Plan not to scale and for illustrative purposes only. All internal spaces attached to the main property are included in the floor area stated. Dimensions, north point and all other items are approximate and should not be relied upon. 3D plans do not represent the state of the property. LJT Surveying Ringwood



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	76	88
EU Directive		



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