



## 6 The Art House, 46 Milford Road Lymington

£995 PCM

This beautifully renovated first-floor apartment offers modern living in the heart of Lymington. Finished to a high standard throughout, the property combines contemporary comfort with thoughtful design. Holding deposit: £229 Security deposit: £1148 Council tax band: B. To rent this property you must be able to prove an annual income of £29,850.



- Convenient Location • One Allocated Parking Space • Long Term • Nicely Presented • First Floor • Communal Bin Store • No Pets

The accommodation features a spacious double bedroom, and a modern bathroom fitted with a walk-in shower, hand basin, and toilet. The open-plan kitchen and living area provides a bright, welcoming space with worktops and storage, an electric oven and hob, fridge-freezer, and washing machine.

A Juliet balcony from the living area overlooks the communal rear courtyard, which includes a bin store for residents' use.

Conveniently located within the popular Art House on Milford Road, this lovely apartment is within easy reach of Lymington's shops, restaurants, and transport links.

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.

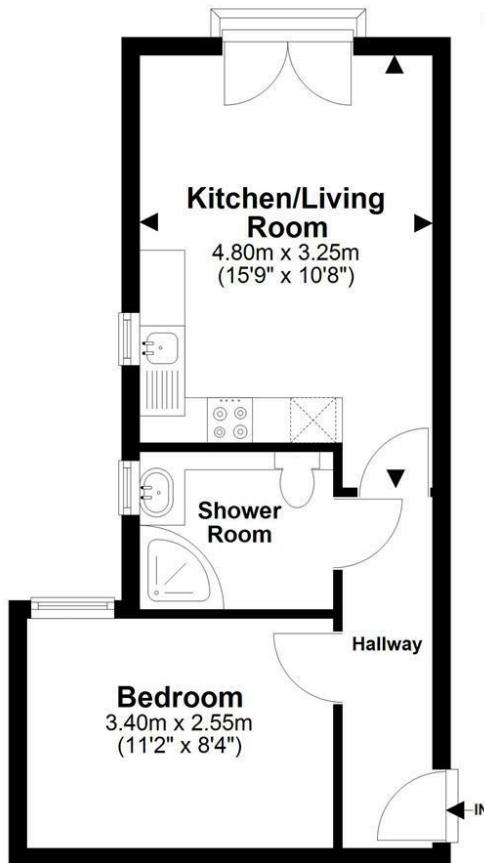
#### ADDITIONAL INFORMATION

Council tax band: B Furnishing Type: Unfurnished Security Deposit: £1,148 Available From: 31st October 2025



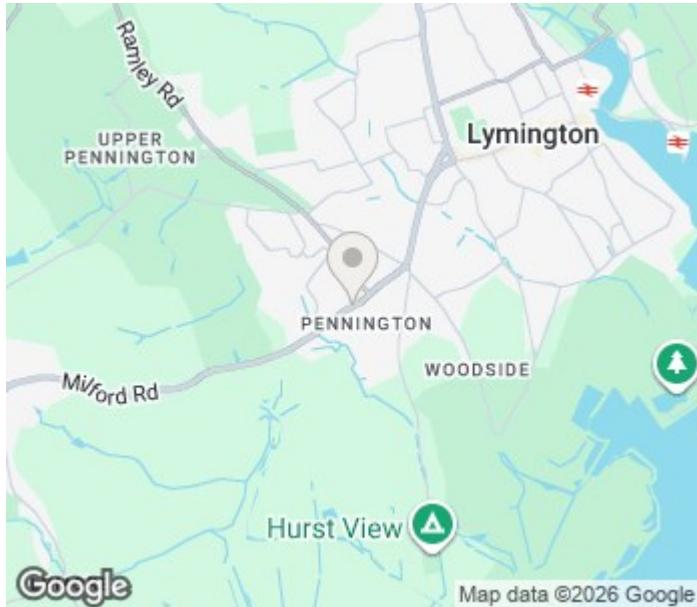
## FLOOR PLAN

### First Floor



Approx Gross Internal Area  
31.8 sqm / 342 sqft

Illustration for identification purposes only; measurements are approximate, not to scale. [www.fpusketch.co.uk](http://www.fpusketch.co.uk)  
Plan produced using PlanUp.



### Energy Efficiency Rating

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



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