



1 Sutton Place Brockenhurst

£1,700 PCM

Situated in the sought-after Sutton Place development, this three-bedroom end of terrace home offers comfortable living in the heart of Brockenhurst walking distance to mainline train station and Brockenhurst College. Holding deposit: £392 Security deposit: £1961 Council tax band: D. To rent this property you must be able to prove an annual income of £51,000.



- Furnished • Available for long-term tenancy • Popular location in Brockenhurst • Conservatory and private garden • Two double bedrooms plus single

Upon entering, you are welcomed into a hallway with a convenient cloakroom. The property boasts an open-plan living area flowing into a dual-aspect dining room, creating a bright and spacious feel. The modern kitchen is positioned off the dining area and features ample worktop and cupboard space, oven and hob. From here, a door leads to the conservatory, which opens onto the garden via patio doors.

Upstairs, there are two generous double bedrooms and a single bedroom. The master bedroom benefits from built-in wardrobes. A family bathroom with shower over the bath completes the accommodation.

The rear garden is designed for easy maintenance, laid to lawn and astro turf, with a patio area ideal for outdoor dining, and a side gate for access.

Please note that the garage is not included with the let.

The property's construction is brick and tile

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

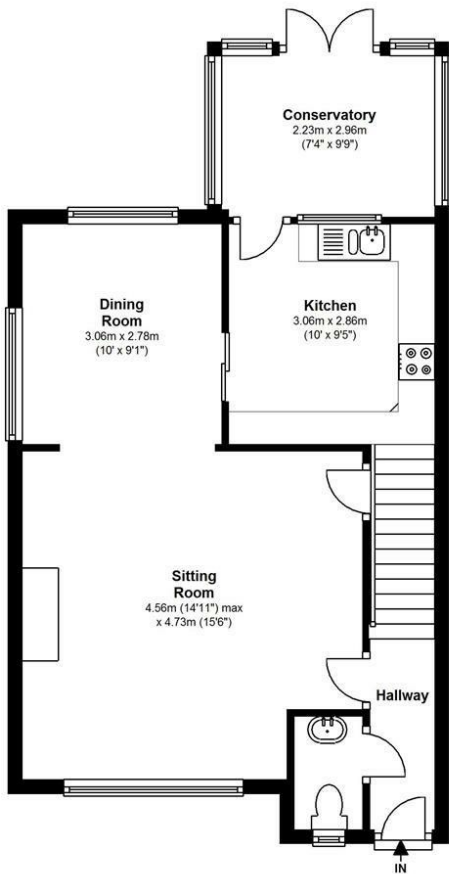
The broadband and mobile availability can be checked via the Ofcom's "broadband and mobile coverage checker" on their website

ADDITIONAL INFORMATION

Council tax band: D Furnishing Type: Furnished Security Deposit: £1,961 Available From: 28th November 2025



Ground Floor: 49.4 sqm/532 sqft



First Floor: 41.4 sqm/442 sqft

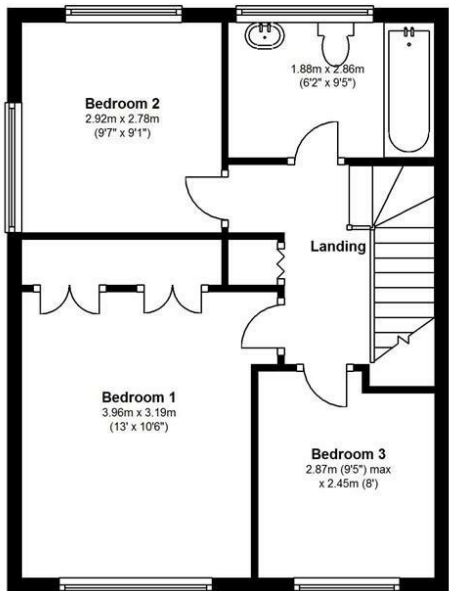


Illustration for identification purposes only; measurements are approximate, not to scale.EPC South Coast Surveys
Plan produced using PlanUp.

1 Sutton Place



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	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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LETTINGS

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