



SPENCERS  
LETTING

36 Harvester Way  
Lymington

£1,195 PCM

A charming two bedroom terraced house with garden and parking located close to Lymington Town Centre, Quay and Train Station with links to Brockenhurst mainline station. Holding deposit: £275 Security deposit: £1378 Council tax band: C.



- Popular Location • Easy Commute of Lymington and Brockenhurst • Communal Car Park • Long Term • Garden

On entering the property the front door leads into the living/ dining room. The living/ dining room is of a good size and benefits from dual aspect creating a great sense of light and space, there are patio doors off the dining room opening to the private rear garden. The kitchen offers plenty of work space and benefits from oven with hob.

Upstairs there are two double bedrooms and family bathroom with shower over the bath. Outside there is a courtyard garden with rear access and communal parking area.

The property's construction is brick and tile.

The property has an electric heating, 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.

To be able to rent this property you must be able to prove a minimum net income of £17,925. Please note: Passing the affordability calculation does not guarantee acceptance. All applications are subject to satisfactory references, credit checks, and consideration of any existing financial commitments, loans, or repayment obligations, as well as landlord approval.

#### ADDITIONAL INFORMATION

Council Tax Band: C

Furnishing Type: Unfurnished

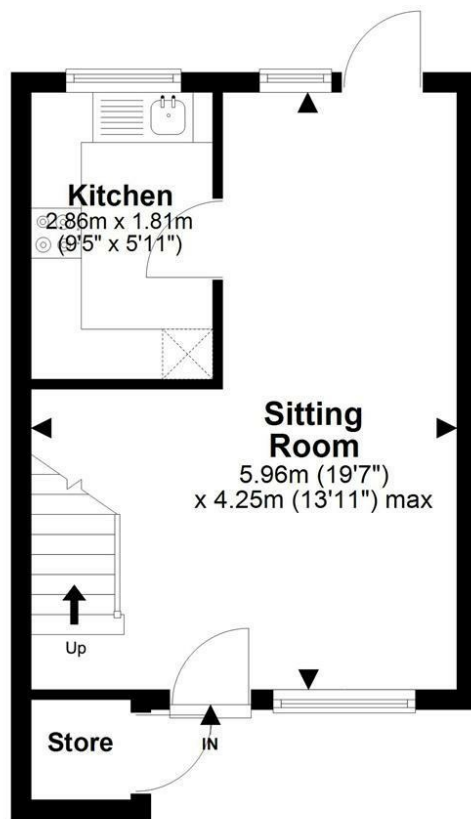
Security Deposit: £1,378

Available From: 11th August 2026

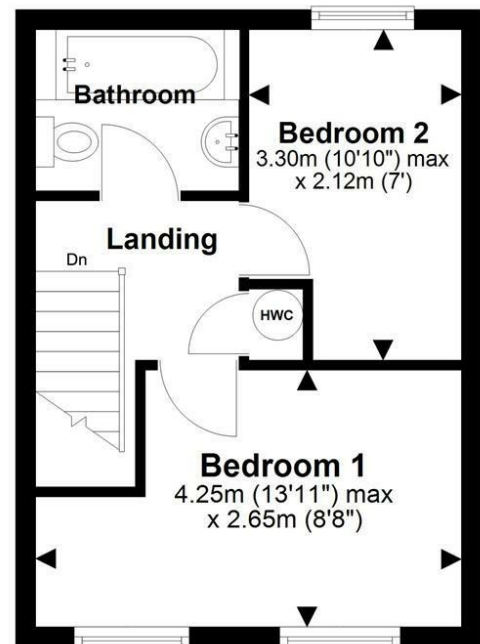


## FLOOR PLAN

### Ground Floor



### First Floor



**Approx Gross Internal Area**  
52.3 sqm / 562.4 sqft

Illustration for identification purposes only; measurements are approximate, not to scale.  
www.fpusketch.co.uk  
Plan produced using PlanUp.



### Energy Efficiency Rating

|                                             | Current   | Potential               |
|---------------------------------------------|-----------|-------------------------|
| Very energy efficient - lower running costs |           |                         |
| (92 plus) <b>A</b>                          |           | <b>91</b>               |
| (81-91) <b>B</b>                            |           |                         |
| (69-80) <b>C</b>                            |           |                         |
| (55-68) <b>D</b>                            | <b>64</b> |                         |
| (39-54) <b>E</b>                            |           |                         |
| (21-38) <b>F</b>                            |           |                         |
| (1-20) <b>G</b>                             |           |                         |
| Not energy efficient - higher running costs |           |                         |
| <b>England &amp; Wales</b>                  |           | EU Directive 2002/91/EC |

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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## ABOUT US

As the leading independent letting agency in the New Forest and surrounding areas, Spencers offers tenants a friendly, reliable and highly knowledgeable service. With offices across the region, including Lymington, Highcliffe, Brockenhurst, Burley, Ringwood, and Romsey, our local teams are here to help you find the right home and support you throughout your tenancy.

Our lettings teams live and work within the Forest and its nearby towns. This means you benefit from genuine local insight from nearby schools and transport links to community life and coastal or countryside surroundings.

We work closely with our landlords and manage a wide range of homes across the Forest and surrounding towns. We have memberships with Safe Agent, the Property Ombudsmen, and the Tenancy Deposit Scheme (TDS) ensuring your tenancy is handled professionally, transparently and with your best interests in mind.



Please contact us on the below:

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