



West Lodge Cliff Road  
Lymington

£2,600 PCM

Situated on Cliff Road in Milford on Sea, this spacious home offers versatile accommodation, generous room sizes and a superb position close to the coast. The property has a driveway and double garage and is within an easy reach of both Lymington and New Milton. Holding deposit: £600 Security deposit: £3000 Council tax band: G



- Spacious living accommodation • Double garage • Large garden • Driveway • Set on a private lane • Views across neighbouring field • Easy access to Milford and New Milton • No pets

The kitchen provides extensive work surfaces and plentiful cupboard storage, along with an American-style fridge freezer, oven and hob, and dishwasher. A separate utility room contains a washing machine and tumble dryer. From the kitchen, double doors open directly onto the rear garden.

The sitting room flows through to the dining room, creating a connected living space, with a bay window to the front adding additional light.

On the ground floor there are two bedrooms: one double room and one single. The family bathroom is also located on this level and includes both a walk-in shower and a bathtub.

Upstairs, the main bedroom benefits from an en-suite shower room with a walk-in shower, built in wardrobes, and enjoys far-reaching views across neighbouring fields towards the sea. There is also an additional single bedroom on this floor.

The rear garden is largely laid to lawn with a patio area suitable for outdoor seating. A side gate provides access, and the property also includes a double garage and a driveway with space for several vehicles.

The property's construction is brick and tile.

To be able to rent this property you must be able to prove a

minimum of £39000 net income annually. 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: G

Furnishing Type: Unfurnished

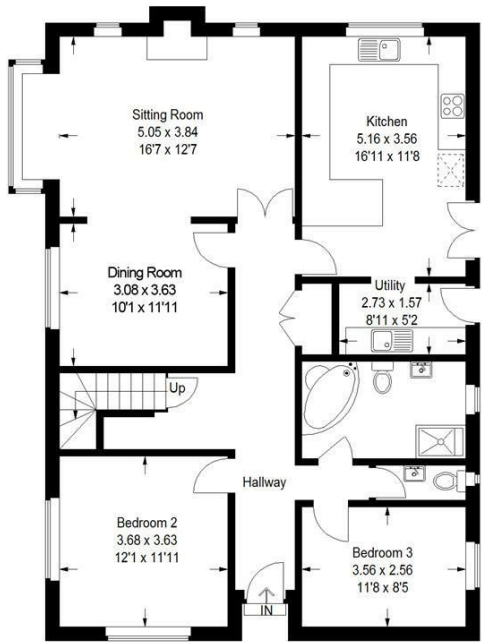
Security Deposit: £3,000

Available From: 9th April 2026

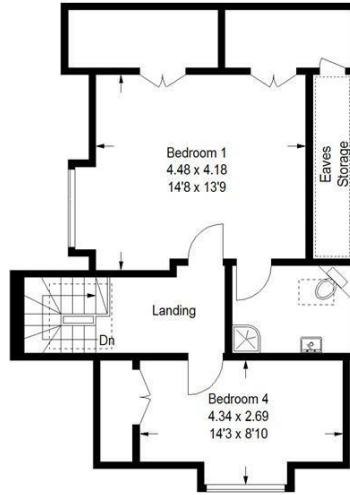


## West Lodge

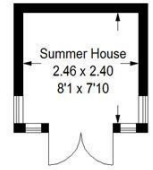
Approximate Gross Internal Area = 172.5 sq m / 1857 sq ft  
 Garage = 31.2 sq m / 336 sq ft  
 Summer House = 6 sq m / 64 sq ft  
 Total = 209.7 sq m / 2257 sq ft



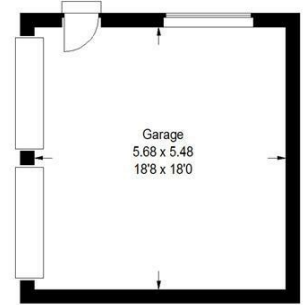
Ground Floor



First Floor



Summer House



(Not Shown In Actual Location/ Orientation)  
Garage

= Reduced headroom below 1.5 m / 5'0"

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



## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>93</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>70</b>	
(55-68) <b>D</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	



# SPENCERS

LETTINGS

## 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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