



SPENCERS  
LETTINGS



6 Burnt House Lane  
Pilley

£1,650 PCM

A delightful and well presented three bedroom semi-detached house located in the village of Pilley within minutes of post office and primary school and within easy reach of both Lymington and Brockenhurst. The property benefits from ample parking and garden. Holding Deposit: £380 Security Deposit: £1903 Council Tax Band: D



- Great Location • Ample Parking • Garden • Downstairs Bathroom • Close to Post Office • Easy Reach of Lymington and Brockenhurst • Well Presented

Inside, a welcoming lobby leads to a versatile reception hall/study area, setting the tone for a spacious and practical layout. The lounge/diner enjoys a dual aspect, featuring a fire surround with an inset electric wood burner, complemented by built-in storage.

The modern kitchen boasts sleek matching units, wooden worktops, an inset sink with mixer tap, hob, extractor, and oven. There's space and plumbing for a washing machine, plus additional fitted storage and worktop space.

Downstairs, the bathroom is fully tiled and fitted with a contemporary white suite, including a 'P' shaped bath with shower above, vanity sink unit, and a low-level WC with push-button flush

Upstairs, the master double bedroom benefits from a built-in cupboard housing the boiler, accompanied by two bedrooms- one is a single and a double.

Outside, the private garden features a mix of lawn, decorative shingle, and patio areas, perfect for relaxing or entertaining. A five-bar gate opens onto a shingle driveway, providing off-road parking for multiple vehicles.

#### ADDITIONAL INFORMATION

Council Tax Band: D

Furnishing Type: Unfurnished

Security Deposit: £1,903

Available From: 1st September 2026



# Floor Plan

Approx Gross Internal Area  
77.7 sqm / 835.8 sqft

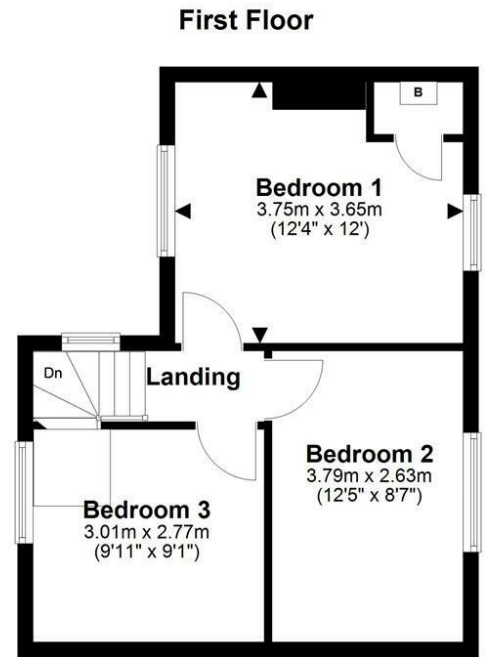


Illustration for identification purposes only; measurements are approximate, not to scale. www.fpusketch.co.uk  
Plan produced using PlanUp.



## Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>85</b>
(69-80) <b>C</b>	<b>71</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<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.

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