



**Forestry England**

## **AVAILABLE TO RENT**

This property is only available to New Forest Commoners

**Park Grounds Cottage, Clayhill, Lyndhurst, Hampshire,  
SO43 7DE**



### **FORESTRY ENGLAND PROPERTY AVAILABLE TO RENT FROM WINTER 2026**

**£1,140.00 per calendar month (Fully Subsidised Commoning Rent)**

A 3-bedroom detached cottage located on the A337 south of Lyndhurst backing onto Park Ground Inclosure. This property has an agricultural shed with no electric or water supplied to it. Backup grazing extending to 0.09 hectares/0.23 acres is attached to the property.

## **The property comprises:**

**Ground Floor** Hallway ~ Living Room ~ Dining Room ~ Understairs Storage ~ Bathroom & WC ~ Kitchen ~ Rear Hallway

**First Floor** Double Bedroom One ~ Single Bedroom ~ Double Bedroom Two

**Outside** Large garden and small paddock to the rear of the property.  
General purpose store. Two bay 8x7m (external) wooden clad pitched roof building.

## **Other Information:**

**Utilities** Mains water and electricity ~ Oil central heating ~ Drainage to septic tank

**EPC Rating** E

**Local Authority** New Forest District Council

**Council Tax** Band A - £1,507.87 (2025/26)

**Deposit** £ one month of rent minimum. If applicable, this may be influenced by the number of pets.

**Rent** **£1,140.00 per calendar month**  
Active commoners may be eligible for the fully subsidised commoning rent however a higher income threshold applies to the property therefore applicants with a household income above £75,918 per annum will be subject to a higher rent. Forestry England reserves the right not to offer the property to the highest bidder.

**Viewing:** Viewings by appointment only between 5<sup>th</sup> – 15<sup>th</sup> January 2026.

**To express an interest in this property please complete the enclosed application form and return to Fergus Robertson-McIsaac before 5pm on 16<sup>th</sup> January 2026.**

Fergus Robertson-McIsaac, Forestry England, King's House, Lyndhurst, SO43 7NH

[fergus.robertson-mc@forestryengland.uk](mailto:fergus.robertson-mc@forestryengland.uk)







# Location

The approximate location of the property is indicated using the black arrow.  
What 3 Words/W3W location of property: streaking.smoking.buzzing

