



Forestry England

AVAILABLE TO RENT

This property is only available to applicants who are actively commoning within the New Forest.

Upper Holding at Denny Lodge, Beaulieu Road, Lyndhurst,
SO43 7FZ



**FORESTRY ENGLAND PROPERTY AVAILABLE TO RENT FROM
1st AUGUST 2021
£709.00 PER CALENDAR MONTH**

**A 3-bedroom bungalow with garden, paddock and outbuildings located within
Denny Wood.**

The property comprises:

Ground Floor Kitchen ~ Dining/Reception Room ~ 2nd Reception Room ~ 3 Bedrooms including a large Master Bedroom ~ Wet Room ~ W.C

Outside Garden ~ Stables ~ Pig Pen

Approximately 4 acres of Agricultural Land is available on a separate agreement with a further 4 acres (approximately) to be agreed on a seasonal grazing licence.

Other Information:

Council Tax Band E (£2,279.92 2020/21 charge)

Utilities Mains water and electricity ~ Heating for the property is via a solid fuel Rayburn.

Rent **£709.00 per calendar month**

The asking rent is reduced to a level below market rent to take into account a commoning occupancy restriction. Forestry England reserves the right not to offer the property to the highest bidder.

A higher income threshold applies to the property therefore applicants with a household income above £60,000 per annum will be subject to a higher rent.

Viewing: Viewings will be by appointment only.

To express an interest in this property please complete the enclosed application form and return to Tess Tidman before 5pm on Friday 23rd July 2021.

Tess Tidman, Forestry England, Queens House, Lyndhurst, SO43 7NH
tessa.tidman@forestryengland.uk

