

# Lilliput Road

Lilliput, Poole

Dorset

BH14 8JZ





# Lilliput Road

Lilliput, Poole

Dorset

BH14 8JZ

*Price Guide OIEO £1,050,000*

The Old Post Office, 22 Lilliput Road - a unique and stylish character detached house dating back to 1890 which has been refurbished and modernised to a high standard.

## *Summary of Accommodation*

Charming detached family home

Originally the Old Post Office

Stylish boutique style decor

5 double bedrooms • One bedroom annexe

Open plan kitchen/lounge/dining area

Separate lounge/snug

Within Lilliput School catchment area

Walking distance to Sandbanks







The ground floor accommodation in the main house consists of a lounge/snug to the front aspect of the property, downstairs cloakroom and a large open plan style lounge/dining/kitchen area to the rear including a separate utility room. The kitchen has integrated appliances with ample cupboards including an island.

Doors from the open plan living area give access to the landscaped rear garden which is walled and fenced with a large sunny patio and grassed area. This also gives access to a good-sized storage area to the side of the property.

Stairs from the hallway give access to the first-floor landing which in turn gives access to four double bedrooms, the majority with fitted wardrobes. The master bedroom has an en-suite and there is also a good sized family bathroom on this floor.

The self-contained one bedroom annexe with shower room benefits from its own entrance leading into the open plan lounge/kitchen area. This would be ideal for an elderly relative or au pair or alternatively this would make an ideal Airbnb. There is also a lockable door through to the main house.

Externally the property has a side driveway with parking for approximately three cars along with a half garage and the front garden is low maintenance.

Lilliput village is a short stroll away with a variety of local amenities.



