





# The Lilacs, Godmanstone

£600,000

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The Lilacs is a beautifully presented **detached home**, set in an **elevated position** to capture breathtaking **panoramic countryside views**. Sitting within **half an acre of landscaped gardens**, this property offers **tranquil rural living** with exciting **potential for further development** (subject to planning consents).

The current accommodation includes **two double bedrooms**, **two reception rooms**, a **spacious kitchen/diner**, a **separate utility room**, and both a **modern bathroom** and a **shower room**. The **sitting room** features a **charming Edwardian fireplace** and **French doors** opening onto the garden, while the **well-appointed kitchen/diner** boasts **solid wooden work surfaces**, a **range cooker**, and a **breakfast bar**.

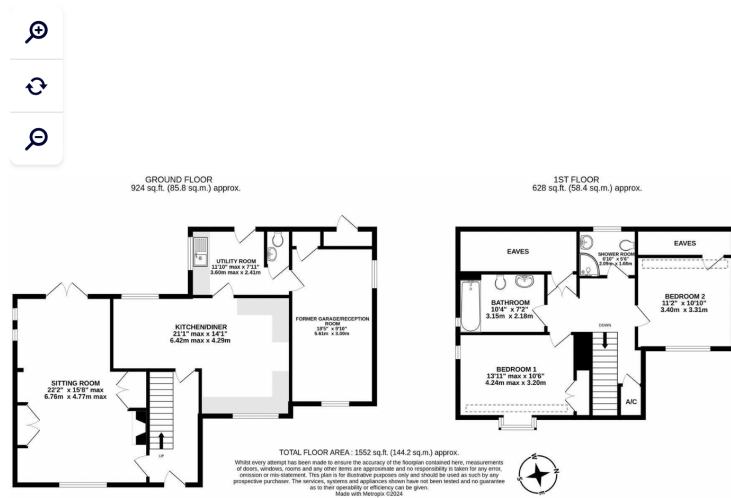
A **versatile reception space**, formerly a garage, provides an opportunity for **conversion into an additional bedroom**, **home office**, or **self-contained annexe/holiday accommodation** (subject to permissions). Upstairs, both **double bedrooms** enjoy **uninterrupted valley views**, and the home benefits from both a **modern family bathroom** and an **additional shower room**.

The **expansive rear garden** is a true highlight, featuring **multiple seating areas**, a **pond**, **vegetable patch**, **mature trees**, and an array of **fruit trees**, including apple, pear, plum, cherry, and fig. A **large driveway** at the front provides ample off-road parking.

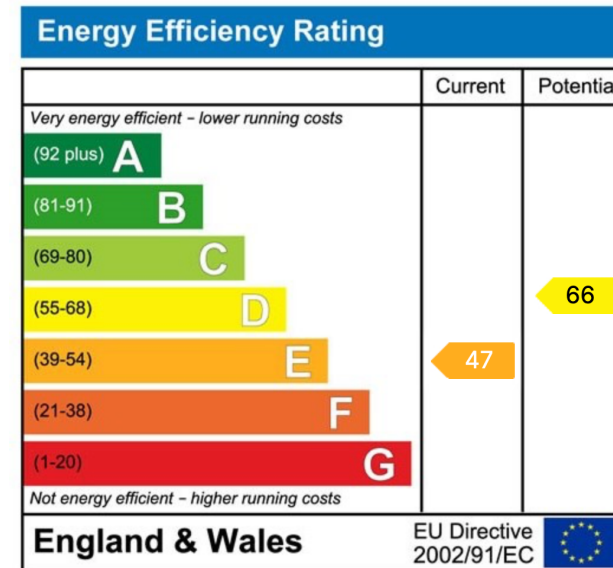
Located on the **edge of a conservation area** within an **Area of Outstanding Natural Beauty**, The Lilacs enjoys **unspoilt countryside views** while remaining within easy reach of **local amenities** and **transport links**.

This **rare opportunity** combines **stunning surroundings**, **flexible living space**, and **scope for future enhancements**, making it an ideal home for those seeking **rural charm without compromise**.





- Elevated Position with Stunning Views
- Potential for Development
- Two Double Bedrooms With Uninterrupted Views
- Village Location
- Spacious Detached Home
- Expansive Landscaped Gardens
- Versatile Reception Space
- Ample Off-Road Parking and Driveway



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