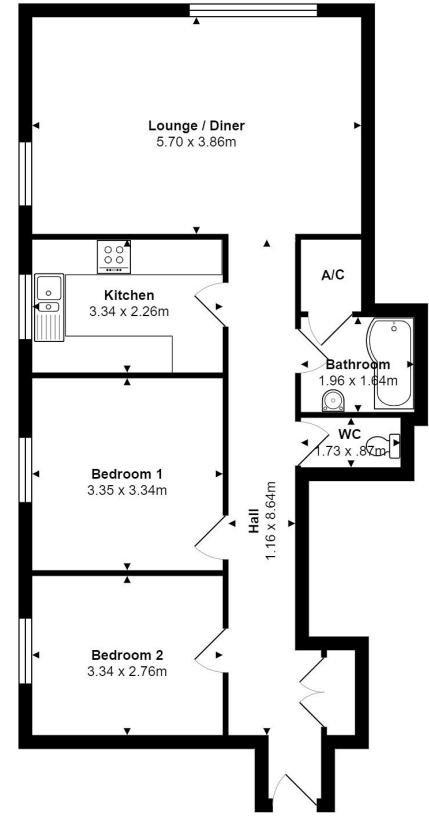




# Lilliput Court, Kimberley Road, Poole



Total Area: 70.3 m<sup>2</sup>  
All measurements are approximate and for display purposes only

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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. Sonic / Laser Tape: Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. All Measurements: All Measurements are Approximate. Services Not tested: The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.



-  2
-  1
-  1
-  1

Two double bedroomed top floor  
apartment with garage

**Guide Price £275,000**





Lilliput Court,  
Kimberley Road, Poole

**Guide Price £275,000**

- TOP FLOOR FLAT, GARAGE IN BLOCK
- DISTANT HARBOUR VIEWS
- COUNCIL TAX BAND C £1496.20
- SERVICE CHARGE £1680pa
- WALKING DISTANCE TO ASHLEY CROSS
- SOUTH FACING
- SHARE OF FREEHOLD

Purpose Built South Facing Top Floor Flat overlooking the communal grounds with distant views of Poole Harbour and beyond, bright and spacious with two double bedrooms, bathroom and separate Cloakroom, good sized living room and separate kitchen with some appliances included. Share of Freehold.

Oversized garage in Block within the grounds and storage cupboard, stunning communal gardens, upvc double glazed windows, and electric heating, just over 750 Sq Ft.

**ENTRANCE HALL**

**LOUNGE/DINER**

**KITCHEN**

**TWO BEDROOMS**

**BATHROOM**

**GARAGE**

