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Flat 8, Lilliput Court, 7 Kimberley Road - BH14 8SQ
£1,450 PCM

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Flat 8 Lilliput Court

Lower Parkstone

Property Overview

Set on the third floor of Lilliput Court, this generously proportioned three bedroom apartment has been fully refurbished and is offered unfurnished, creating a particularly clean and considered home in a well established residential setting. New carpets run throughout, while the dual aspect living and dining room enjoys an open outlook across the mature communal gardens, giving the apartment a pleasant sense of space and light. The accommodation is well balanced, with three bedrooms, a separate kitchen, bathroom and cloakroom, together with useful built in storage. A private garage and separate ground floor store provide welcome additional practicality. Positioned within easy reach of Ashley Cross and Penn Hill, the apartment is well placed for local shops, cafés and transport connections, while Poole Harbour and the wider coastline are also readily accessible.

- Fully refurbished third floor apartment
- Three bedrooms and separate kitchen, bathroom and cloakroom
- Dual aspect living and dining room with pleasant outlook across mature communal grounds
- Private garage and separate ground floor store
- Lift access to the third floor
- Walking Distance to Baden Powell School
- No pets considered. Council Tax Band C and an EPC Rating C



About This Property

Lilliput Court is approached through mature communal grounds which give the development a well established and pleasantly green setting. A communal entrance provides both lift and stair access to the third floor, where the apartment opens into a practical central hallway with built in storage.

The principal living and dining room is one of the strongest features of the apartment. Dual aspect glazing brings in good natural light, while the outlook across the communal gardens creates a more open feel than is often found in apartment living. There is ample room for both seating and dining areas, giving the space flexibility for everyday living and entertaining.

The separate kitchen is well arranged with a generous range of fitted cabinetry and work surfaces, together with integrated cooking appliances and space for further white goods.

The principal bedroom overlooks the communal gardens and includes fitted wardrobes. Two further bedrooms provide useful flexibility for guests, home working or additional bedroom accommodation, with the third bedroom also enjoying a pleasant rear outlook.

A fitted bathroom includes both a bath and separate shower, while an additional cloakroom adds further convenience.

The apartment has been fully refurbished for the current letting, including new carpets throughout, creating a fresh and neutral interior ready for occupation.

Outside

The communal grounds are unusually generous, predominantly laid to lawn with mature trees and established planting, giving the development a more open and park like character.

The apartment also benefits from a private garage with up and over door, together with a separate private store room positioned at ground floor level.





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



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