



**THE POPLARS
LOMBARD STREET, LIDLINGTON**

JACKSON-STOPS 

THE POPLARS, 3 LOMBARD STREET, LIDLINGTON, BEDFORDSHIRE MK43 0RP

TOTAL APPROX. FLOOR AREA 1457 SQ FT / 135.3 SQ M COTTAGE/GARAGE 375 SQ FT 34.9 SQ M

A RARE OPPORTUNITY TO PURCHASE THIS
UNIQUE DETACHED PERIOD HOUSE WITH
ADDITIONAL COTTAGE/GARAGE SET ON A
THIRD OF AN ACRE PLOT.



DISTANCE (APPROX.)

BEDFORD 10 MILES

MILTON KEYNES 10 MILES

M1 JUNCTION 13 3 MILES

FLITWICK STATION 5½ MILES

TRAINS TO THE CITY 40 MINS

GROUND FLOOR

- Hall
 - Sitting room
 - Second sitting room
 - Dining room
 - Kitchen
 - Sun room and pantry
 - Shower room
-

FIRST FLOOR

- Large landing
 - Dual aspect main bedroom
 - Two further double bedrooms
 - Cloakroom
-

OUTSIDE

- Gated and private parking for several vehicles
- Unique detached cottage/studio or garage
- Cottage gardens with large lawns
- Garden store, greenhouse and log store
- Easy walk to village shop, school and station



THE PROPERTY

Located in the heart of the village of Lidlington on a respectable sized and treelined plot, The Poplars is a unique Grade II Listed property.

Offered with the benefit of no onward chain, the sale represents a unique opportunity to acquire a home where one can enhance the original character and improve to your own style.

The main house is approximately 1457sq ft and offers three living rooms, kitchen, sun room, ground floor shower room with three bedrooms and a cloakroom on the first floor.

Several of the rooms enjoy dual aspects and have feature fireplaces, original beams and oak cupboards reflecting the cottage's history.

Within the grounds there is a charming detached two storey 'cottage' or garage which is believed to have once been a village shop. This lends itself to become an annex for an extended family or studio for hobby and small business use.

The property is approached via a pretty winding pathway and there is a gated driveway providing off-road parking and leading to a large lawned garden which is screened by mature trees and offers a good degree of privacy.

A viewing is recommended to appreciate this unique and historical village property.



ACCOMMODATION

An original entrance door leads into the hall and lying to the right-hand side the main sitting room is dual aspect with a bay window to the rear. Stairs rise to the first floor and a stone fireplace and hearth provide a focal point to the room which has an inset gas fire. From here a second sitting room also features a similar stone fireplace and is triple aspect.

To the left of the hall, the dining room has exposed beam work and to the side of the chimney breast a fine original oak cupboard. A door opens into a sun room and leads to a walk-in pantry which provides useful storage and space for a freezer and similar appliances.

Overlooking the front and having its own entrance door the kitchen has a range of assorted cupboards including original shelved dresser style cabinets, one of which houses the electric meter and fuses. There is space for an electric cooker and plumbing for a washing machine.

Completing the ground floor, a shower room has an enclosed shower cubicle with Mira unit, a wash hand basin, wc and a handy linen cupboard.



FIRST FLOOR

All the bedrooms radiate off the landing which is a good size and has a window to the front aspect. The main bedroom is dual aspect with a view to the front and there are two further double bedrooms. A cloakroom with a wash basin and wc serves all three rooms.

OUTSIDE

A pedestrian and double gates provide access to the gardens and house where there is ample parking and good size lawns set around planted beds adjacent to the cottage. The boundaries are enclosed with hedging and fencing and bordered with mature trees.



Within the garden the 'cottage' has an entrance door and further double doors to Lombard Street along with a fireplace, cupboards and stairs to a room above with two windows. There is a further log store, garden tool shed and greenhouse set to the rear of the grounds.

LOCATION

The village of Lidlington has a village store, lower school and a railway connection for the Bedford to Bletchley line. Woburn is a short drive from the property and provides local shopping facilities, together with a selection of public houses and restaurants and the prestigious Woburn Golf and Country Club with its three championship courses. The Georgian market town of Ampthill also offers a range of amenities including a Waitrose. Milton Keynes provides more extensive shopping and leisure facilities and London is very accessible. The property enjoys easy access onto a network of bridleways and footpaths including the Greensand Ridge Walk. State schooling is provided in a three-tier system with Thomas Johnson Lower School in the village with children moving onto Marston Vale Middle School in Stewartby and onto Wootton Upper School which has Performing Arts status. There are a wide choice of Public Schools within the area including the renowned Harpur Trust Schools in Bedford. The property is well located for access to J13 of the M1 and there are mainline railway services available from Flitwick and Harlington. The Poplars is well-placed for air travel with Luton Airport being about 16 miles from the property and Heathrow, Gatwick and Stansted further afield.

PROPERTY INFORMATION

Services: Mains water, electricity and drainage.

Local Authority: Central Bedfordshire Council.

Tel: 0300 300 8000

Outgoings: Council Tax Band "E"

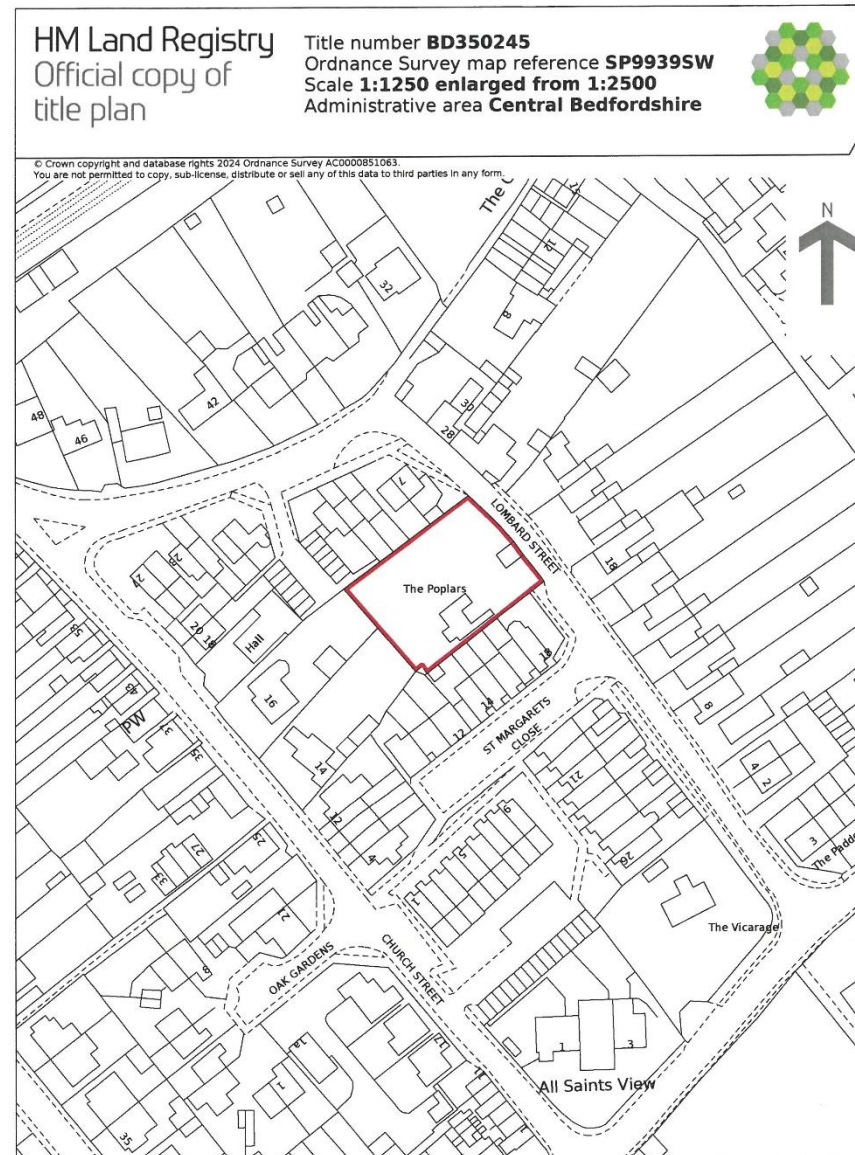
Tenure: Freehold.

EPC Rating: Exempt

Viewing: Strictly by appointment through the sole agents

Jackson-Stops. 1 Market Place, Woburn, MK17 9PZ.

Tel - 01525 290 641



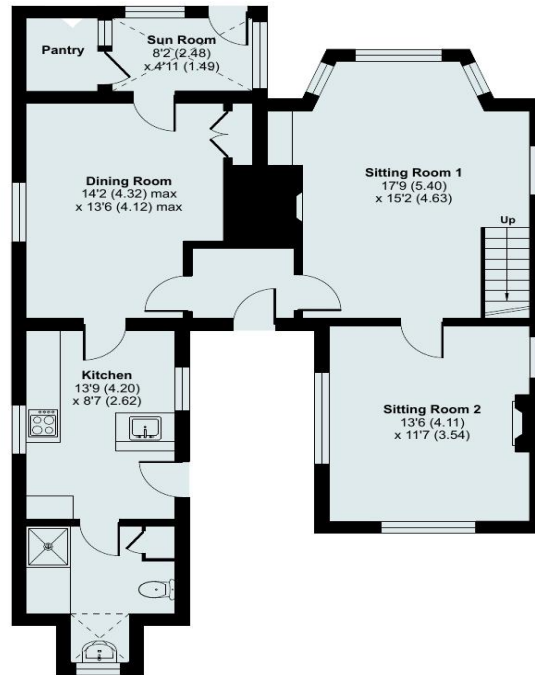
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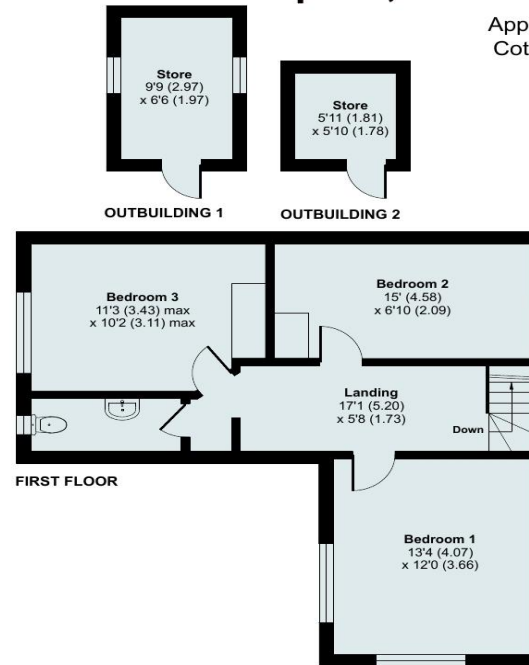
The Poplars, 3 Lombard Street, Lidlington

Approximate Area = 1457 sq ft / 135.3 sq m
 Cottage Ground Floor = 215 sq ft / 20 sq m
 Cottage Studio = 160 sq ft / 14.9 sq m
 Outbuildings = 98 sq ft / 9.1 sq m
 Total = 1930 sq ft / 179.3 sq m

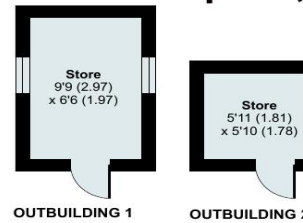
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GROUND FLOOR

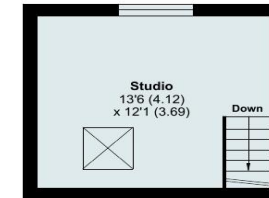


FIRST FLOOR

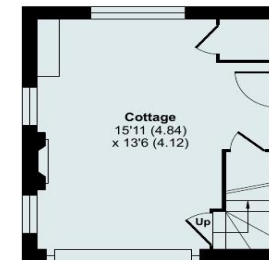


OUTBUILDING 1

OUTBUILDING 2



GARAGE FIRST FLOOR



COTTAGE / GARAGE GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Jackson-Stops. REF: 1271642

Important Notice: 1. These particulars have been prepared in good faith as a general guide, they are not exhaustive and include information provided to us by other parties including the seller, not all of which will have been verified by us. 2. We have not carried out a detailed or structural survey; we have not tested any services, appliances or fittings. Measurements, floor plans, orientation and distances are given as approximate only and should not be relied on. 3. The photographs are not necessarily comprehensive or current, aspects may have changed since the photographs were taken. No assumption should be made that any contents are included in the sale. 4. We have not checked that the property has all necessary planning, building regulation approval, statutory or regulatory permissions or consents. Any reference to any alterations or use of any part of the property does not mean that necessary planning, building regulations, or other consent has been obtained. 5. Prospective purchasers should satisfy themselves by inspection, searches, enquiries, surveys, and professional advice about all relevant aspects of the property. 6. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact; we have no authority to make or give any representation or warranties in relation to the property. If these are required, you should include their terms in any contract between you and the seller.

WOBURN

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