



62, Cork Street, Eccles, ME20 7HQ
Guide Price £425,000

About this property.....

This property is definitely a hidden gem with a wow factor! From outside, you could be mistaken that this double fronted house is quite ordinary, yet inside this tardis like house you will find well proportioned rooms, high ceilings, fireplaces, and character features, all in beautiful condition throughout.

Believed to have been built in 1890 this was part of the first village shop in Eccles running as a General Store. The current owners bought the property nine years ago and have spent a considerable amount of time and money on the property to create this truly stunning home. The traditional living room at the front is the perfect place to relax in the evenings, the dining room is large enough to accommodate the family for Christmas dinner and the tasteful kitchen offers ample storage space, along with a breakfast bar area.

Upstairs you are treated to an impressive balustraded landing which leads you to the three bedrooms (all are more than generous doubles) and the superb bathroom. The property also boasts an integral garage which could be converted to another room but we doubt you will need any more living space than this home currently offers. Outside, the low maintenance rear garden has a gate providing access, ideal for taking the dog on a long walk in the surrounding countryside.

You really cannot fail to be impressed with this lovely home so we urge you to arrange a viewing to avoid missing out.

Situation.....

If you like Countryside walks then we feel Eccles could be an ideal village for you. Enjoy the countryside as you walk past Neolithic stones at Kits Coty or past the recently planted Chapel Down vineyards. Just outside the village is The Friars; an ancient religious house open to the public with a cafe, farmers market and peaceful gardens. If you have little ones and like the idea of a small village school then St Marks primary school is ideally situated, only has around 130 pupils and was rated Good in the latest Ofsted inspection. Local conveniences also include a village shop with postal facilities and doctors surgery with dispensing chemist. For those who need to commute, you have access to the M2 at the top of nearby Blue Bell Hill or the M20 at the bottom. There are also buses to Maidstone if you want to venture back into the hustle and bustle of town life!



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What the owner says.....

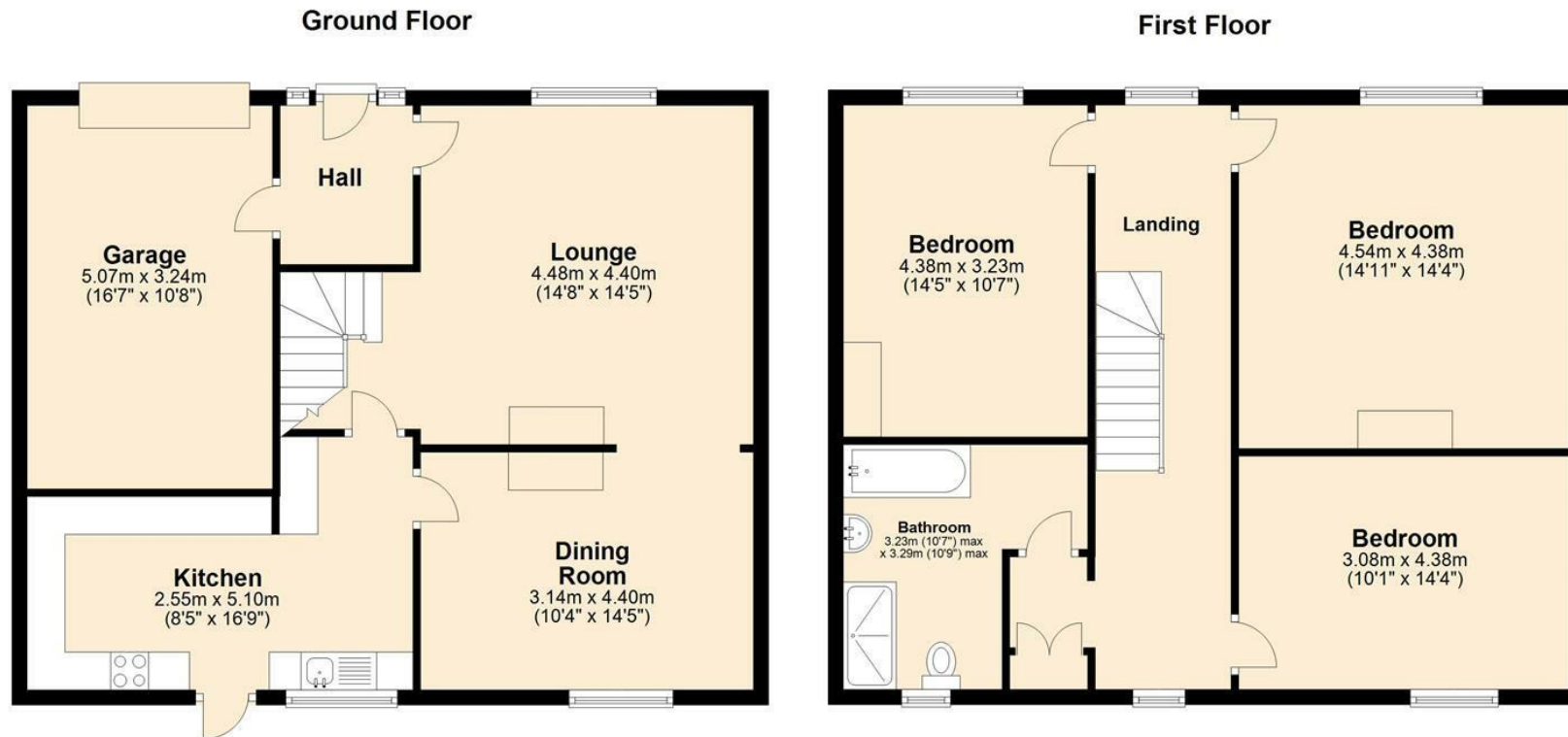
When we first saw the size of the rooms we knew that we had to have this house, even knowing that it would need some work to bring up to date. Since we moved in we have put a great deal of time and effort into turning it into the house we wanted to live in, to have friends and family visit us and stay for a weekend, and even hosting Christmas for the first time. It is with a heavy heart that we have decided to move on.

The village is a great place to live and has an excellent sense of community. People will stop to chat and greet you as you pass each other in the street, and we've never been short of getting help or recommendations from neighbours when needed. The surrounding areas have been perfect for country walks and for finding new places to go cycling. With the motorways, train stations and towns within easy reach, you have all the advantages of being in a larger town, but with the benefits of living in a quieter rural setting.





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Total area: approx. 148.1 sq. metres (1594.2 sq. feet)

Agents Notes

Floor plans produced for illustrative purposes only. The position and sizes of doors, windows, rooms and other items are approximate and no responsibility is taken for any error, omission or mis-statement. These particulars are produced for information only and do not form part of any contract. The agent has not had sight of any title documents. Fixtures, fittings and services not tested.



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