



1 Biddenden Close, Bearsted, Maidstone, Kent, ME15 8JP
Offers in excess of £420,000

A substantially extended semi-detached house situated on the periphery of a small established residential development adjacent to Mote Park, a local beauty spot, with lake, leisure centre and swimming pool. The popular village of Bearsted is served by a comprehensive range of shops, schools, several inns, restaurants, sports/leisure clubs, parish church and London line station. Within easy walking distance, there is a Park & Ride bus service to Maidstone town centre, which is approximately 3 miles distance.

The property was constructed approximately 53 years ago, with a later extension, and affords the following exceptionally spacious and adaptable accommodation which has the benefit of gas fired central heating, replacement double glazed windows and cavity wall insulation. ** NO FORWARD CHAIN **



ON THE GROUND FLOOR

Enclosed Entrance Porch

UPVC double glazed entrance door. Two double glazed windows. Ceramic tiled floor. Two part glazed inner doors to

Attractive Living Room 17' x 13' (5.18m x 3.96m)

Double glazed window. Radiator. Ranch style brick fireplace. Staircase to first floor.

Dining Room 10'9" x 7'10" max (3.28m x 2.40m max)

Radiator. Double glazed patio doors to garden and covered area.

Study/Bedroom Four 13'6" x 6' (4.11m x 1.83m)

Double glazed window. Radiator. Laminate flooring. Meter cupboard.

Good sized Kitchen 14'3" x 10'3" (4.34m x 3.12m)

Cream doored units comprising 1.5 bowl stainless steel sink unit with cupboards and drawers under. Range of floor cupboards with shelves, drawers and working surface above. Matching wall cupboards including a glazed door display cupboard. Breakfast bar. Oven and cooker hood. Plumbing for automatic washing machine. Space for tumble dryer. Gas fired boiler serving central heating and domestic hot water. Part tiled walls. Panelled ceiling. Laminate tiled flooring. Double aspect double glazed windows. Double glazed French doors to rear garden.

ON THE FIRST FLOOR

Landing

Access to roof space.

L-Shaped Principal Bedroom 13'9" x 13'9" max (4.19m x 4.19m max)

Two double glazed windows. Radiator. Airing cupboard housing hot water tank.

Shower Room En-suite

Tiled shower enclosure. Pedestal wash hand basin. Low level WC. Radiator. Part tiled walls. Tiled floor.

Bedroom Two 13'3" x 10'3" (4.04m x 3.12m)

Double glazed window. Radiator.

Bedroom Three 10'3" x 9'3" (3.12m x 2.82m)

Double glazed window. Radiator.

Family Bathroom

Suite comprising panelled bath. Triton shower unit. Pedestal wash hand basin. Low level WC. Heated towel rail. Double glazed window.

EXTERNALLY

Gardens

The property is situated on a good sized plot. The FRONT GARDEN is walled and fenced with various shrubs and extensive drive providing parking facilities for 2-3 vehicles. The REAR GARDEN measures 60' x 30' max and laid mainly to lawn. Extensive paved covered area. Outside water tap.

Detached Garden Studio/Home Office 13'6" x 8'9" (4.11m x 2.67m)

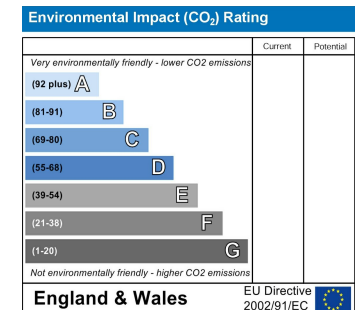
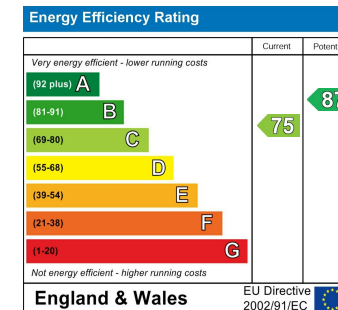
Double aspect. Double glazed doors and Single glazed bay window. Laminate flooring. Lighting and power.

VIEWING

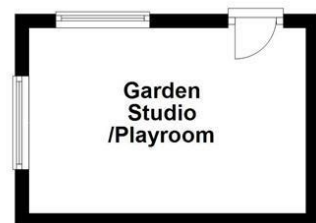
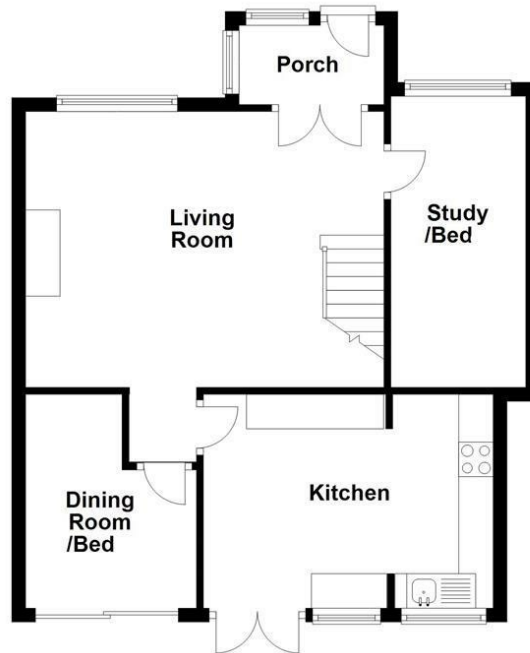
Strictly by arrangement with the Agent's Bearsted Office, 132 Ashford Road, Bearsted, Maidstone, Kent ME14 4LX. Tel: 01622 739574.

DIRECTIONS

From the Agent's Bearsted Office proceed towards Maidstone on the A20 Ashford Road and, after approximately half a mile, bear left at the traffic lights into Willington Street. Biddenden Close will be found, after a short distance, on the left hand side where number 1 is the first property.



Ground Floor



First Floor

