



**Mynn Crescent, Bearsted, Maidstone, Kent, ME14 4AR**  
**Offers In Excess Of £450,000**





This beautifully presented three-bedroom semi-detached house is ideally located in central Bearsted within easy reach of the picturesque Village Green, mainline station and M20 motorway.

Upon entering, you are welcomed into a spacious hallway that features a practical boot room/utility area. The open-plan living room boasts an elegant glass balustrade, seamlessly flowing into a modern, well-appointed kitchen and dining area. French doors lead to a generously sized rear garden, perfect for enjoying the outdoors. The first floor offers two well-proportioned double bedrooms, a third cosy single bedroom, and a stylishly designed bathroom.

Access to the property is via a double-length driveway which provides convenient access to the attached garage. The front garden which could be used to increase the parking, features a neat lawn bordered by hedges. The rear garden, approximately 90 feet in length, has been thoughtfully landscaped, featuring a spacious patio area ideal for gatherings, a large lawn, a path leading to a charming shingled seating area, and a practical garden shed.

Tenure: Freehold. Council Tax Band: D. EPC rating: D.



## LOCATION

Located in the heart of Bearsted, this property is perfectly positioned to make the most of the local amenities. It offers convenient access to transport options, including a mainline train station and the M2 and M20 motorways. The highly regarded Thurnham Junior and Roseacre Primary Schools are nearby, and it's just a short stroll to the charming Village Green, which features a variety of excellent pubs and restaurants. For leisure activities, residents can enjoy Bearsted's golf, bowls, and tennis clubs. Additionally, the stunning grounds of Leeds Castle and Mote Park are easily reachable.

## ACCOMODATION

### GROUND FLOOR:

Entrance hall

Cloakroom

Sitting room

Kitchen/ diner

### FIRST FLOOR:

Bedroom 1

Bedroom 2

Bedroom 3

Bathroom

### EXTERNALLY

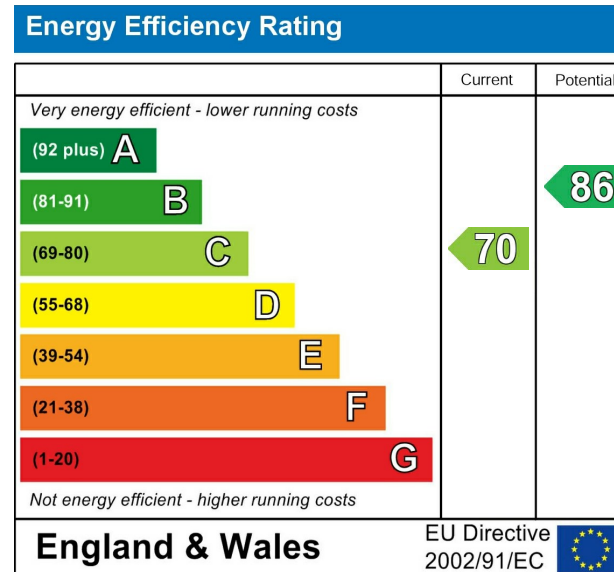
Garage

Front & rear garden

Shed

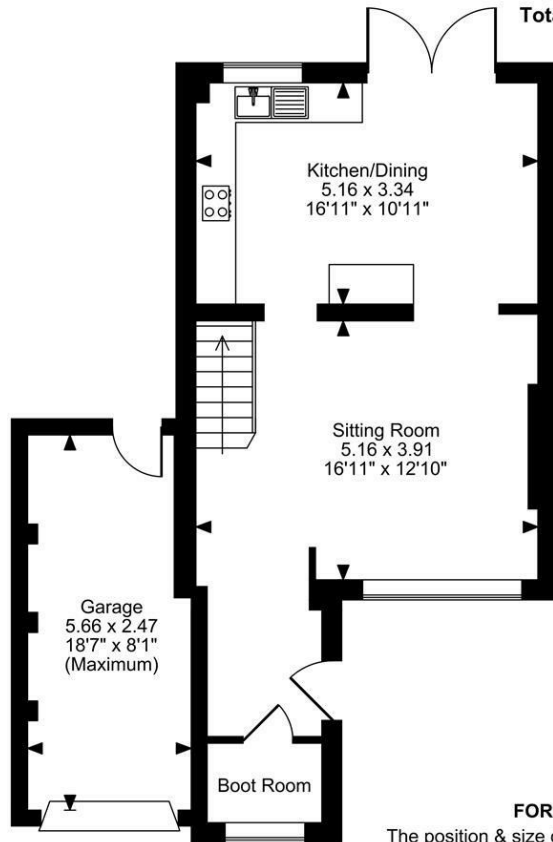
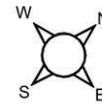
### VIEWING

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

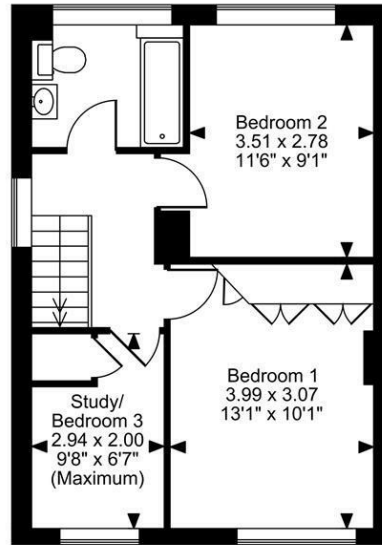




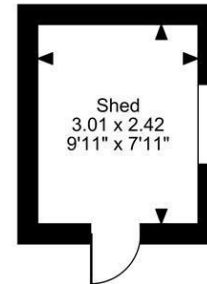
**Bearsted, Maidstone**  
**Approximate Gross Internal Area**  
**Main House = 898 Sq Ft/83 Sq M**  
**Garage = 144 Sq Ft/13 Sq M**  
**Shed = 78 Sq Ft/7 Sq M**  
**Total = 1120 Sq Ft/103 Sq M**



**Ground Floor**



**First Floor**



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 The position & size of doors, windows, appliances and other features are approximate only.  
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