



**Hubbards Lane, Boughton Monchelsea, Maidstone, Kent, ME17 4HY**  
**Offers In Excess Of £325,000**



This attractively positioned three bedroom semi detached house is located in Hubbards Lane, Boughton Monchelsea, Maidstone. Overlooking farmers fields to the rear and set over a large plot this house has amazing extension potential as well as being an ideal first time home. The house is located close to a variety of local schools with fantastic Ofsted reviews.

The property comprises a spacious lounge with multi fuel burner, kitchen/dining room to the rear with access out to the garden which has great potential to extend. Upstairs there are three good sized bedrooms and a bathroom. Call Page & Wells Loose Office today to arrange your viewing and avoid missing out!

Tenure: Freehold. Council tax band: C



**GROUND FLOOR**

**Entrance Porch**

**Lounge 16'3" x 14'0" (4.97m x 4.29m)**

**Kitchen/Dining Room 16'3" x 8'4" (4.97m x 2.55m)**

**FIRST FLOOR**

**Bedroom 1 11'8" x 10'2" (3.57m x 3.11m)**

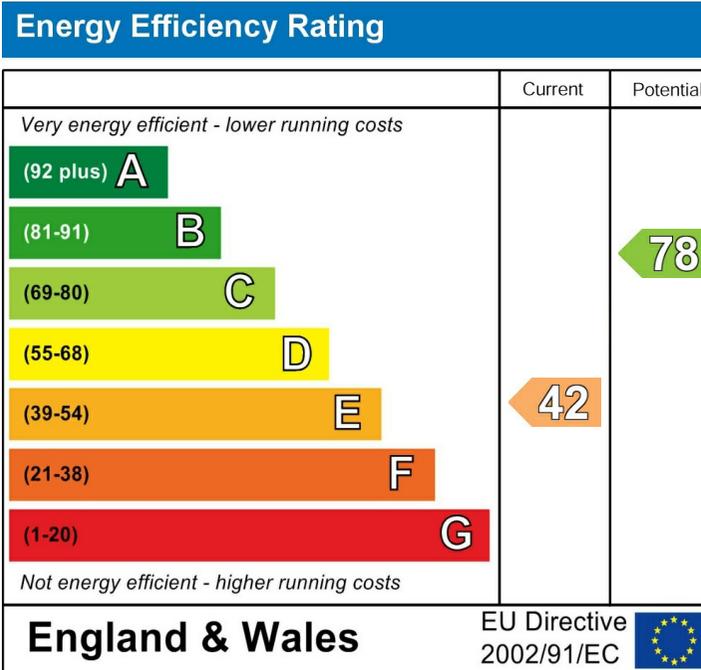
**Bedroom 2 11'1" x 8'2" (3.40m x 2.5m)**

**Bedroom 3 8'2" x 7'6" (2.51m x 2.31m)**

**Bathroom**

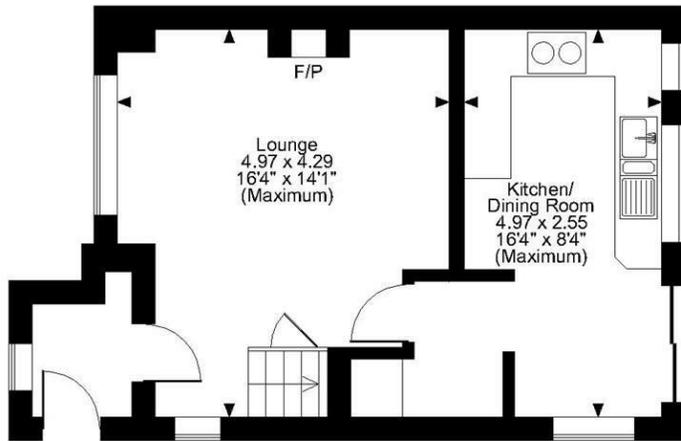
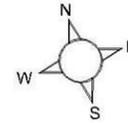
**EXTERNALLY**

Large driveway which could be extended into the front garden area to allow for more off road parking. To the back there is a spacious rear garden which is mainly laid to lawn.

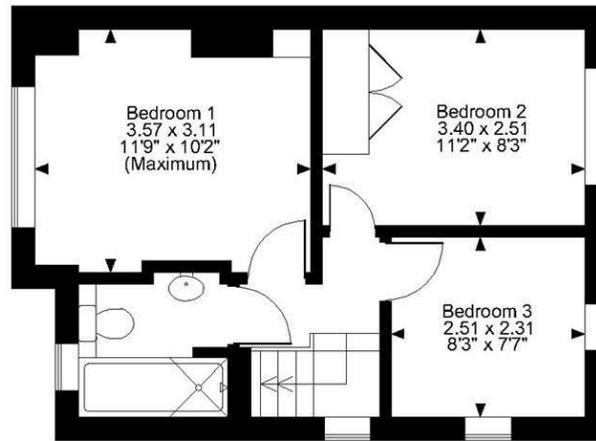


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Hubbards Lane, Boughton Monchelsea, Maidstone, Kent  
Approximate Gross Internal Area  
760 Sq Ft/71 Sq M



Ground Floor



First Floor

**FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE**

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