



**Murdoch Chase, Coxheath, Maidstone, ME17 4FA**  
**Offers In Excess Of £450,000**





**NO FORWARD CHAIN**

**EXCEPTIONAL THREE-BEDROOM DETACHED HOUSE WITH GARAGE, DRIVEWAY, AND PRIME CUL-DE-SAC LOCATION**

This beautifully maintained family home offers spacious accommodation across two floors. Inside

there is a welcoming entrance hall which includes a convenient cloakroom and stairs to the first floor, where there are three generously sized bedrooms. The main bedroom features fitted wardrobes and an en-suite, while the family bathroom serves the other rooms.

On the ground floor, the home is divided into two main areas. To the right, the bright lounge spans the length of the property, offering dual-aspect windows and French doors that open to the garden patio. To the left, a superb kitchen/diner which is fitted with quality kitchen units, providing ample space for family gatherings. The property also includes a separate utility/laundry room for added convenience.

Outside, there is a small front garden and a side driveway for off road parking which leads to a detached garage, equipped with power and lighting. The rear garden is neatly enclosed and primarily laid to lawn, ideal for relaxation or entertaining.

Situated in the charming village of Coxheath, the home is close to both primary and secondary schools, as well as excellent village amenities such as a post office, bakery, and Tesco Express. High-speed rail services to London are available from nearby Marden, just a 10-minute drive away.

Viewing highly recommended! Contact Page and Wells Loose Office today to book your viewing and secure this fabulous property.



## GROUND FLOOR

### Entrance Hall

Lounge 19'1" x 10'11" (5.84m x 3.34m)

Kitchen/Breakfast Room 19'1" x 10'0" (5.84m x 3.05m)

Utility 6'7" x 5'4" (2.01m x 1.65m)

## FIRST FLOOR

Bedroom 1 12'10" x 10'2" (3.93m x 3.12m)

En-Suite


Bedroom 2 11'8" x 10'0" (3.56m x 3.05m)

Bedroom 3 9'6" x 8'6" (2.90m x 2.60m)

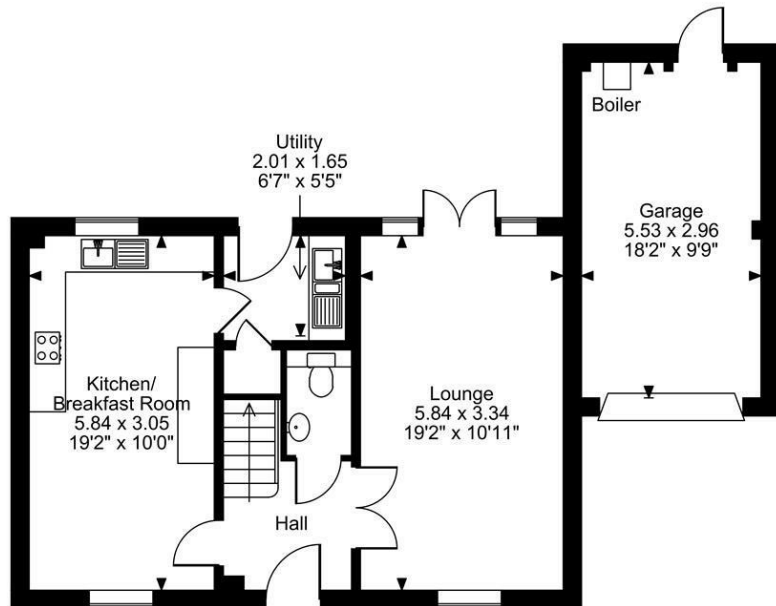
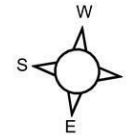
Family Bathroom

## EXTERNALLY

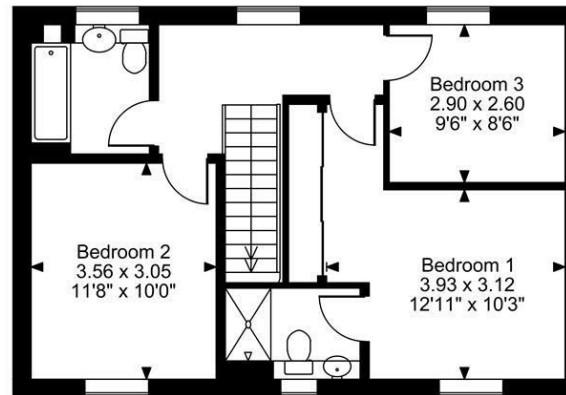
Garage 18'1" x 9'8" (5.53m x 2.96m)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>94</b>
(81-91) <b>B</b>	<b>83</b>	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

**Murdoch Chase, Coxheath, Maidstone**  
**Approximate Gross Internal Area**  
**Main House = 1091 Sq Ft/101 Sq M**  
**Garage = 176 Sq Ft/16 Sq M**  
**Total = 1267 Sq Ft/117 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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