



Heath Road, Maidstone, Kent, ME16 9LG

Price £490,000



**\*\* AN EXCEPTIONALLY WELL-PRESENTED AND SURPRISINGLY SPACIOUS THREE BEDROOM SEMI-DETACHED VICTORIAN HOME WITH STUNNING VIEWS OVER BARMING HEATH \*\***

Page & Wells are delighted to bring to market this rarely available family home which offers an abundance of living space and is found in a pleasant no-through road location. The ground floor accommodation features an entrance hall, bay fronted living room, dining room, kitchen, utility room and cloakroom. The lower ground floor features a useful basement room. The first floor offers three bedrooms, the principal benefits from a balcony overlooking The Heath. In addition, there is a large modern bathroom. The property is situated on a large plot with gardens to the side and rear. At the foot of the rear garden, there is a garage and hard standing area providing ample off-road parking facilities. The property is well-placed for all local amenities. An internal viewing is recommended. Contact PAGE & WELLS King Street Office on 01622 756703. Tenure: Freehold. EPC Rating: D. Council Tax Band: D.



## KEY FEATURES

- Exceptionally spacious family home
- Stunning views over Barming Heath
- Bay fronted living room
- Large kitchen and utility room
- Downstairs cloakroom
- Modern bathroom
- Useful basement room
- Garage and ample off-road parking

## ACCOMMODATION

### Ground Floor:

Entrance Hall

Bay Fronted Living Room

Dining Room

Kitchen

Utility Room

Cloakroom

### Lower Ground Floor:

Useful Basement Room

### First Floor:

### Bedroom One

Opening to balcony

### Bedroom Two

### Bedroom Three

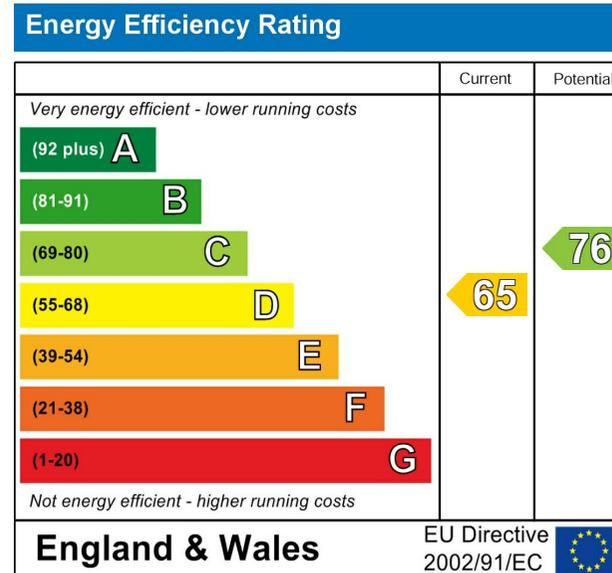
### Modern Family Bathroom

## EXTERNALLY

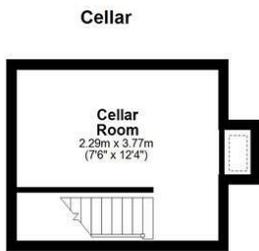
The property enjoys a large plot with gardens to the side and rear. In addition, there is a garage and ample off-road parking facilities.

## VIEWING

Viewing strictly by arrangements with the Agent's Head Office: 52-54 King Street, Maidstone, Kent ME14 1DB.  
Tel: 01622 756703.



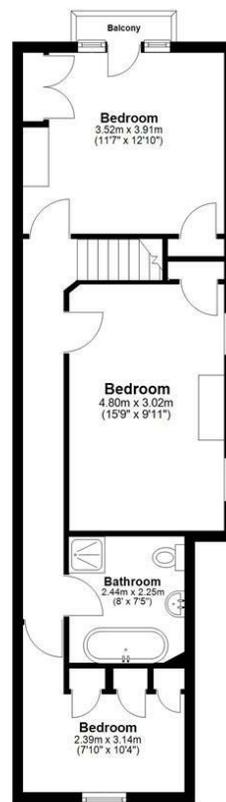
Page & Wells limited for themselves and for the vendors of this property whose agents they are give notice that: 1. These particulars do not constitute any part of, an offer or a contract. 2. All statements contained in these particulars as to this property are made without responsibility on the part of Page & Wells Limited or the Vendor. 3. None of the statements contained in these particulars as to the property is to be relied on as statements or representations of fact. 4. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. 5. The vendor does not make or give, and neither Page & Wells Limited nor any person in their employment has any authority to make or give any representation whatsoever in relation to this property. These particulars are supplied on the understanding that all negotiations are carried out throughout Page & Wells Limited. Properties with a reference prefixes EAA are those which Page & Wells Limited disclose an interest in accordance with the provisions of the Estates Agents Act 1979



**Ground Floor**



**First Floor**



Total area: approx. 126.9 sq. metres (1365.6 sq. feet)

