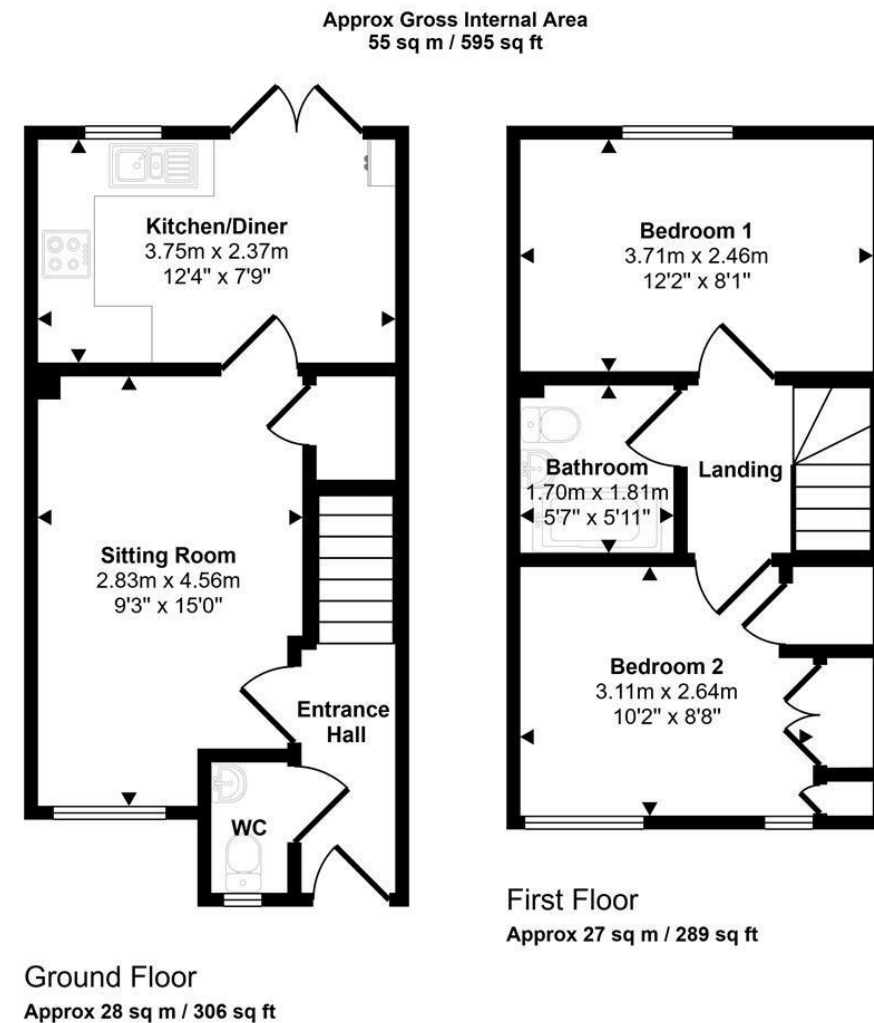




This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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



Maple Road Shaftesbury

Guide Price
£237,500

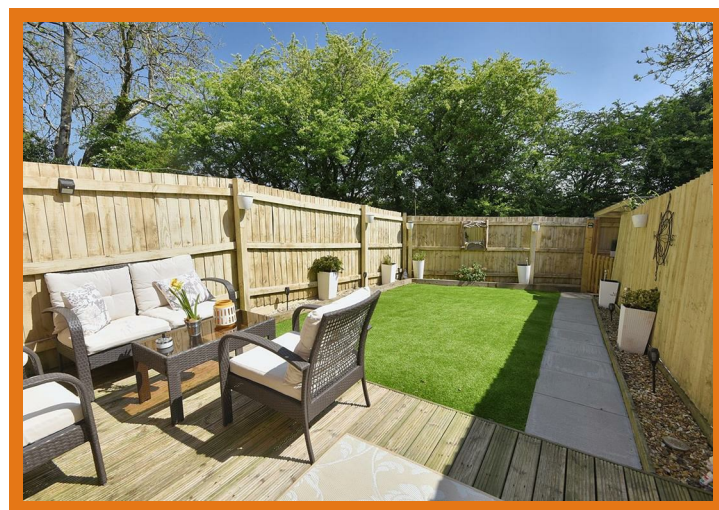
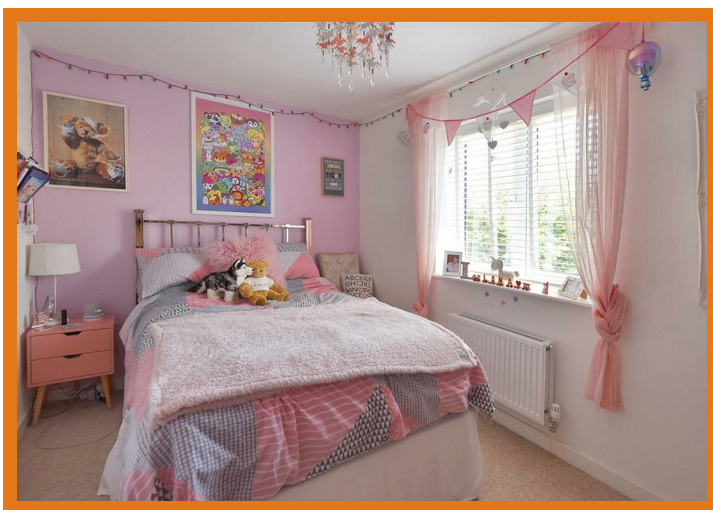
Located in a desirable residential area, this beautifully presented two-bedroom mid-terraced property offers the perfect blend of comfort, style, and practicality. Within easy reach of the town where there is a selection of individual shops and chain stores. There is also a thriving arts community and schooling for all ages. The town of Gillingham is just five miles away with a mainline train station serving London, Waterloo and the West Country.

Upon entering, you're welcomed into a spacious sitting room bathed in natural light. The heart of the home lies in the open-plan kitchen and dining area, which has been cleverly designed to maximise space and functionality. The kitchen is fitted with modern units, integrated appliances, and generous countertop space, seamlessly flowing into a dining area ideal for everyday meals or entertaining guests.

Upstairs, the property boasts two generous double bedrooms, both beautifully presented with plenty of room for wardrobes and storage. A well-appointed family bathroom serves the upper level, complete with a white suite and bath.

To the rear, the easy-to-maintain garden is a true highlight. Laid with high-quality artificial lawn for year-round greenery and minimal upkeep, it also features a raised decking area—perfect for outdoor dining, relaxing with a book, or enjoying warm evenings with friends and family. The garden is fully enclosed, offering a private and secure outdoor space. This property also benefits from three allocated parking spaces.

This move-in ready home is a superb opportunity to acquire a stylish and low-maintenance property in a convenient location close to local amenities, schools, and transport links.



The Property

Accommodation

Inside

Ground Floor

Upon entering the property there is a spacious entrance hall with doors to the sitting room, downstairs WC and stairs rising to the first floor. The sitting room is bright and spacious with doors leading into the kitchen/dining room and is laid with carpet. The kitchen/dining room has a window overlooking the rear garden plus double doors leading to the outdoor decking. The kitchen is well equipped with a good amount of eye and floor level soft closing units and worktop space. There is an integrated oven, gas hob, extractor fan and sink and drainer. For appearance and easy cleaning the floor is laid to wood effect vinyl.

The cloakroom is fitted with a modern suite consisting of wall mounted corner wash hand basin

and a low level WC

First Floor

Stairs rise to the first floor where there are two good sized double bedrooms and a family bathroom which offers a bath with an thermostatic mixer shower, pedestal style wash hand basin, low level WC and a heated mirror with LED lights. There is also a shaving socket.

Outside

Parking

The property has three allocated parking spaces which are located to the front of the property and to the side.

Garden

The garden is beautifully presented and is predominately laid with artificial lawn making it is easy to maintain. There is a raised decking area, ideal for outside dining, entertaining and enjoying the sunshine. At the bottom of the

garden there is a useful bin store and shed which is situated under a canopy.

Useful Information

Energy Efficiency Rating B
Council Tax Band B
UPVC Double Glazing
Gas Fired Central Heating
Mains Drainage
Freehold

Directions

Postcode - SP7 8FR
What 3 words -
sapping, bothered, stood

DISCLAIMER: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.