



Ibbett Mosely

Maple House, 6 Discovery Drive, Kings Hill, West Malling, ME19 4GA

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This fabulous family home offers great space over three floors with five bedrooms, four bathrooms, two reception rooms, utility room as well as a designated study for those working from home.

A lovely flow to the ground floor around a central staircase is a great design pulling on the past Georgian style as is the exterior look.

The addition of a large tandem integrated extended garage gives flexibility and potential to develop into a flexible space or even great storage.

We cant wait to show you round this rarely available styled home.

Guide Price £850,000 to £870,000

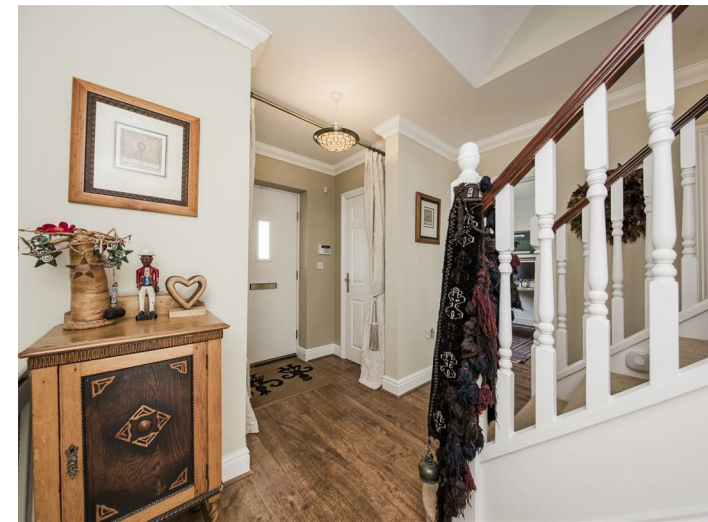
- Popular Discovery Drive Position - Central to amenities and Schools
- Triple Tandem Garage & Drive
- Enclosed Private Rear Garden
- Guide Price £825,000 to £860,000
- Five Double Bedrooms - Two with Ensuites
- Two Receptions plus Designated Study
- Kitchen Breakfast Room
- Further Two Family Bathrooms
- Recently Painted Fresh Exterior
- EPC Rating - C

Sitting proud with kerb appeal in the charming Discovery Drive, Kings Hill, West Malling, this modern detached house offers a perfect blend of comfort and style. Boasting 2 reception rooms, 5 bedrooms, and 4 bathrooms spread over a generous 2,313 sq ft, this property is ideal for a growing family.

One of the standout features of this residence is the spacious family accommodation spread across three floors, providing ample space for everyone to relax and unwind. The property also includes an integral triple-length garage, ensuring parking is never a hassle with space for up to 4 vehicles.

For those in need of a dedicated workspace, the study offers a quiet retreat to be productive from the comfort of your own home. Additionally, the two bedrooms with en-suites add a touch of luxury, while the two further family bathrooms cater to the needs of a bustling household.

With further potential to change the layout to suit your preferences, this property presents a unique opportunity to create a personalised living space that meets your specific needs. Don't miss out on the chance to make this house your dream home in the heart of Kings Hill.





Description

Freshly painted ready for marketing Maple House sits proudly on an elevated spot with great kerb appeal. With a mirrored double frontage the house pulls upon Georgian design, one of the most iconic architectural eras.

On entering the home there is a welcoming hallway where you see a fabulous central staircase allowing access to all areas. Sensibly laid out the house is split with the fitted kitchen breakfast room to the rear right with french doors to the garden plus and a good sized dining room to the front. These could be knocked through to make a very large open plan connected space, subject to obtaining the necessary consents. This could really open the space especially when you consider the triple tandem garage that sits down this side to also develop into. To the left of the hallway overlooking the front garden is the designated study for those working from home and giving peace from the family to get on with work. To the rear on the left is a very well proportioned, almost square lounge with windows and French doors looking out to the garden. A feature fireplace is a great focus of this room. Sitting between the two rooms on the left is a very useful utility room with side exit to the garden and downstairs cloakroom.

On the first floor, there is a spacious landing with three double bedrooms two of which have ensuite bathrooms. The principal bedroom sits to the right of the property and offers front to back space plus a full four piece ensuite. However the second bedroom is almost identical in size with ensuite to the front and could be considered a main bedroom option. An almost square in shape double bedroom sits to the rear of the house with access to the main family bathroom.

Going up to the second floor there are 2 double bedrooms mirrored to either side and a Jack and Jill shower room to serve them. An ideal space that could serve as a type of annexe for an older child to give more independence or set out as a space for visitors.

To the rear is a delightful south east facing garden. Mainly laid to lawn with mature beds it also gives access to the drive and triple tandem style extended integral garage. Fabulous for those that would like to work on their cars or set up a gym or workout space linking the garden. Great for a small business maybe, the options are endless.

Kings Hill

Kings Hill is a modern, "American-style concept village" situated in the heart of Kent that entwines quality of life, convenience and charm to create one of the most desirable places to live and bring up a family in England. Nestled amongst attractive, landscaped gardens and

protected woodland areas the Management team at Kings Hill provides landscaping and maintenance for the local residents, which means that the area is safe, clean and consistently maintained to a high standard. Kings Hill offers excellent commuting facilities with easy access to the M20, a regular bus service to the nearby towns of Tonbridge, Maidstone and West Malling, as well as a direct bus service to West Malling station, where trains run to London Victoria, Charing Cross and Ashford International. The station is less than 1 mile away. Kings Hill has its own toddlers group, a pre-school nursery, 3 highly coveted primary schools and various clubs. The range of sports and leisure facilities are excellent. It includes shops, eateries, 18-hole PGA championship golf course, David Lloyd health club, sports park, community centre, numerous play parks and much more. Two miles away is the beautiful town of West Malling and all within ten miles are Royal Tunbridge Wells, Maidstone, Tonbridge and Paddock Wood. Staying closer to home Kings Hill offers Liberty Square - the hub of the village, where there is Asda, Aldi and Waitrose supermarkets, eateries and further amenities (such as hairdressers, pharmacy, doctors, dentist and much more) can be found.

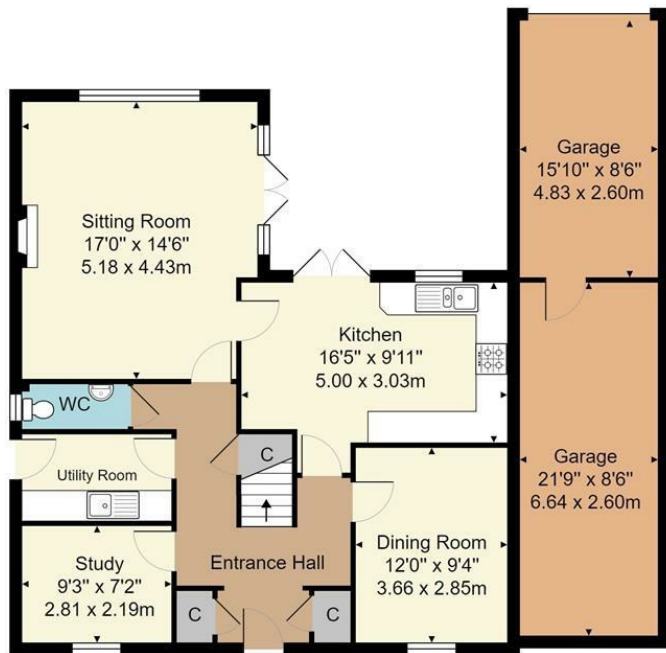




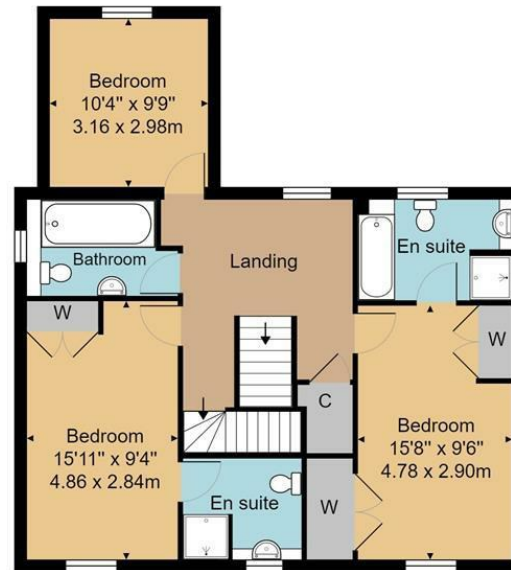




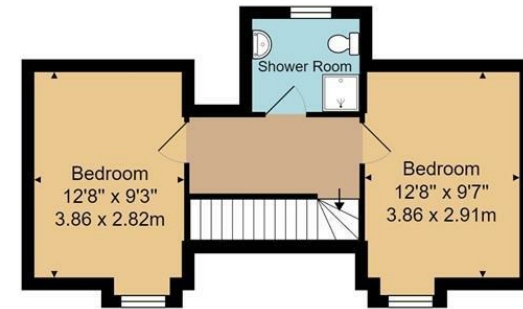




Ground Floor



First Floor



Second Floor

House Approx. Gross Internal Area 1972 sq. ft / 183.2 sq. m
 Approx. Gross Internal Area (Incl. Garage) 2313 sq. ft / 214.9 sq. m

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Ibbett Mosely

West Malling 01732 842668

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