





## HUNTSMANS LODGE, 218 MAIDSTONE ROAD, CHATHAM, KENT, ME4 6HS

£1,500,000

- Imposing character filled 5 bedroom detached home
- Corner Plot IRO 0.5 Acres felt to have potential to build another dwelling or annexe (stp)
  - Grand double height entrance hall
- Sitting room and dining room with beams and fireplaces
- Snug, study, ground floor shower room, breakfast room and spacious kitchen
- 4 Bedrooms, 2 bathrooms and room over entrance on the first floor
  - Bedroom, bathroom, living room with kitchenette and store room on the second floor
- Detached garage, basement and additional useful outbuilding
  - Electric gates to both Maidstone Road and Pattens Lane
- 1 Mile from Chatham station with trains to London St Pancras in 40 minutes or London Victoria in 52 minutes





218  
HUNTSMAN'S  
LODGE







## ABOUT THIS HOME

Set on a bold corner plot between Pattens Lane and Maidstone Road in Chatham, this detached house is a true gem waiting to be discovered. Boasting three reception rooms, five bedrooms, and three bathrooms over three floors, this property offers ample space for comfortable living.

As you step inside, you'll be greeted by the charming character that fills every corner of this home. The mature plot, spanning over half an acre, provides all the space you need for a large sociable family.

One of the standout features of this home is the potential it holds. With the opportunity to perhaps build an additional dwelling or annexe (subject to planning permission), you can truly tailor this home to suit your needs and lifestyle and it could be ideal for multiple generations living together.

The in and out gated driveway adds a touch of elegance, while the detached garage offers convenience and extra storage space. Whether you're looking for a peaceful retreat or a place to entertain guests, this property has it all.

Don't miss out on the chance to own a piece of luxury in this sought-after location. Book a viewing today and let this house on Maidstone Road capture your heart.











**Approx. Gross Internal Floor Area 3997 sq. ft / 371.70 sq. m (Including Outbuildings)**

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

# ABOUT THE AREA

Chatham town centre is around a mile away, offering an assortment of shops and a diverse range of charming independent cafes. For entertainment, you can enjoy a local cinema experience or catch a performance at the Chatham Central Theatre. The Brook Theatre is a hub for new and existing talent in all areas of the arts including contemporary theatre, dance, music and entertainment. Additionally, the Strand Lido, in operation since 1896, stands as the last remaining riverside tidal saltwater pool in the country. Nature enthusiasts will appreciate Capstone Farm Country Park, a mere 12-minute drive from the residence, which boasts 114 hectares of lush greenery, including woodlands, orchards, and a serene freshwater lake.

For those seeking vibrant nightlife and unique shopping, the historic city of Rochester is under 2 miles away. Notable establishments like The Cheese Room, renowned for its exquisite cheese, bread, and charcuterie, and The Botanicals, serving delectable cuisine alongside a staggering collection of over 100 gin varieties, beckon you. Don Vincenzo, an Italian eatery renowned for its exceptional pizzas, is another must-visit destination in Rochester, where traditional sweet shops add a nostalgic touch to your visit.

Education options abound, with Holcombe Grammar just opposite and Fort Pitt Grammar School for girls and Sir Joseph Williamson's Mathematical School both receiving an Outstanding rating from Ofsted under 1.5 miles away. The prestigious King's School Rochester, St. Andrew's Prep, Gads Hill, Cobham Hall, and Rochester Independent School are also located nearby.

Commuting to London is a breeze, thanks to the convenience of Chatham station, just a 1 mile walk from your doorstep, providing services to London St.

Pancras in 40 minutes or London Victoria in 52 minutes. Alternatively, Ebbsfleet station, is a mere 22-minute drive away, offering a swift 19-minute journey to St. Pancras.





# ABOUT US

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# CONTACT US

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