



Cornwallis Avenue, Linton, Maidstone, ME17

26 Cornwallis Avenue, Linton, ME17 4BW

Asking Price £375,000
EPC RATING: C





We are delighted to offer to the market this three bedroom semi detached home, set in the pleasant village of Linton. With a delightful countryside aspect to both the front and rear, the property is bright and airy and has off street parking for two vehicles with potential for many more.

The village of Linton lies approximately 6 miles from the M20 motorway networks for London and the Kent coast with Maidstone town centre 4 miles from home. Just a stones throw from your front door lies countryside walks and East Farleigh station is approximately 4 miles away.

The property is offered chain free and has a large lounge, kitchen and bathroom to the ground floor. With three bedrooms and separate toilet to the first floor. The property is a blank canvass and allows a new owner the potential to reorganise the existing layout as well as to extend and enhance the property (subject to the necessary permissions being obtainable)

Externally there is a rear garden that backs onto farmland, parking for two vehicles plus a lovely outlook over the surrounding area.

MATERIAL INFORMATION

Freehold
Council Tax Band C
EPC Report C



- Chain Free • Three Bedroom Semi Detached House • Rarely Available Location • 20ft Lounge/Diner • Kitchen • 65ft Rear Garden • In Need of Modernisation • Potential to Extend

Agents Note: All dimensions are approximate and quoted for guidance only. Reference to appliances, fixtures, fittings and services does not imply that they are necessarily in good condition, fit the purpose or are in working order. Interested parties are advised to obtain verification from their Solicitors as to the Freehold/Leasehold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.

11, COLMAN HOUSE, MAIDSTONE, KENT, ME14 1DJ | 01622 691255 | MAIDSTONESALES@SIMONMILLER.CO.UK