



Hog Hill, Bearsted, Maidstone, , ME14 4QR

Price £525,000

A beautifully presented four bedroom, two bathroom home situated in the heart of Bearsted village offering impressive open plan living accommodation spanning nearly 1,400 sqft in all and benefiting from two covered parking spaces.

This delightful home features a flexible and expansive layout with the kitchen, lounge, and dining area forming the hub of the home, offering an adaptable space that is ideal for modern family living and entertaining, with patio doors leading to the rear garden. Additionally, the ground floor includes a convenient downstairs WC, along with a useful office space designed for those who work from home.

On the upper levels, you'll find four well-appointed bedrooms, perfect for a growing family or hosting guests. The principal bedroom benefits from an en-suite shower room, and the modern family bathrooms serves the other three.

At the rear, a low-maintenance garden wraps around the home, providing a private and secure area for relaxation or social gatherings. Furthermore, the property features a carport that offers sheltered parking for two vehicles, along with extra storage space above if required. Tenure: Freehold. Council Tax Band: F. EPC Rating: C



LOCATION

Located in a central position within Bearsted, this property is perfectly positioned to make the most of the local amenities. It offers convenient access to transport options, including a mainline train station, just a minutes walk away, and the M2 and M20 motorways. The highly regarded Thurnham Junior and Roseacre Primary Schools are nearby, and it's just a short stroll to the charming Village Green, which features a variety of excellent pubs and restaurants. For leisure activities, residents can enjoy Bearsted's golf, bowls, and tennis clubs. Additionally, the stunning grounds of Leeds Castle and Mote Park are easily reachable.

ACCOMODATION

Ground Floor:

Entrance Hall

Sitting Room

Dining Area

Kitchen

Study

Cloakroom

W.C.

First Floor:

Bedroom 1

En-suite Shower Room

Bedroom 3

Bedroom 4

Family Bathroom

Second Floor:

Bedroom 2

EXTERNALLY


Rear Garden

Car Port

VIEWING

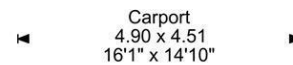
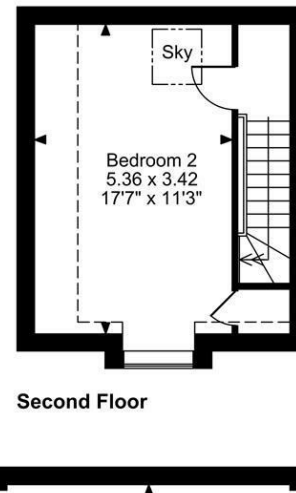
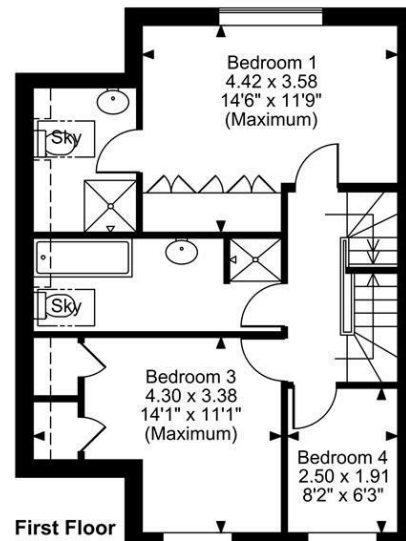
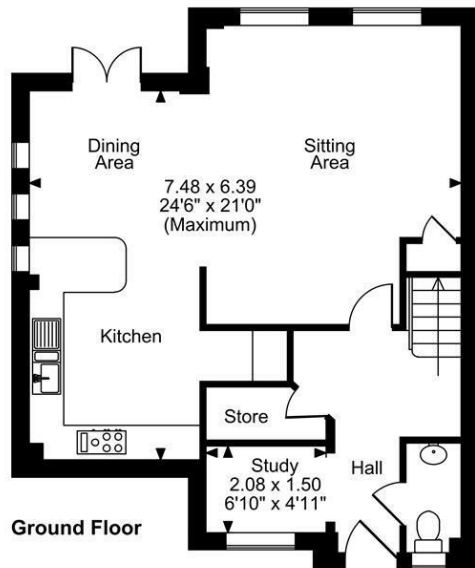
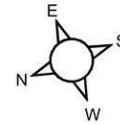
Strictly by arrangement with the Agent's Bearsted Office, 132 Ashford Road, Bearsted, Maidstone, Kent ME14 4LX . Tel: 01622 739574.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		87
(69-80) C	80	
(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	

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Hog Hill, Bearsted, Maidstone, Kent
Approximate Gross Internal Area
Main House = 1362 Sq Ft/126 Sq M
Carport = 238 Sq Ft/22 Sq M
Total = 1600 Sq Ft/148 Sq M



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE
 The position & size of doors, windows, appliances and other features are approximate only.
 □□□ Denotes restricted head height
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