



**Fulbert Drive, Bearsted, Maidstone, , ME14 4PU**  
**Offers In Excess Of £650,000**





A beautifully presented, extended four-bedroom detached family home, expertly crafted by the esteemed developers Berkeley Homes and further enhanced by the current owners. Nestled in the highly sought-after village of Bearsted, this property is conveniently located within the catchment area of exceptional schools, including St. John's junior and primary, as well as SST secondary.

As you approach the home, you are greeted by a charming driveway that runs alongside a well-manicured front garden. Step into the inviting entrance hall that opens up to generous living spaces. The accommodation features a bright and airy lounge with a lovely bay window, a dining room which overlooks the rear garden, a snug/study/playroom, and a modern, spacious kitchen/breakfast room, which offers access to the garden. Completing the ground floor is a well-equipped utility room and a convenient W.C. Upstairs, you will find four double bedrooms. The principal suite boasts a contemporary en-suite shower room, while the three remaining bedrooms share a well-appointed family bathroom.

Externally, the driveway accommodates several vehicles and can easily be expanded across the front garden if desired. The rear garden is perfect for entertaining family and friends, featuring a generous patio seating area and a spacious lawn. Tenure: Freehold. Council Tax Band: F. EPC rating: D.



## LOCATION

The property is situated within Bearsted, on the outskirts of Weavering, providing easy access to all local amenities, including the excellent transport links via Bearsted mainline train station and access to the M2 & M20 motorways, together with its close proximity to the superb St John's Primary School and Thurnham & Roseacre schools, as well as the highly sought after secondary school, SST. Just a short distance from the picturesque Village Green in Bearsted, with a selection of excellent pubs, café and restaurants, as well as local leisure facilities including Bearsted golf, bowls and tennis clubs, whilst the beautiful grounds of both Leeds Castle and Mote Park are also close by.

## GROUND FLOOR

Entrance Hall

Lounge

Dining Room

Snug/Study/Playroom

Kitchen/Breakfast Room

Utility Room

W.C.

## FIRST FLOOR

Landing

Principal Bedroom

En-suite Shower Room

Bedroom Two

Bedroom Three

Bedroom Four

Family Bathroom

EXTERNALLY

Font Garden


Driveway

Rear Garden

## 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) <b>A</b>		
(81-91) <b>B</b>		<b>83</b>
(69-80) <b>C</b>	<b>75</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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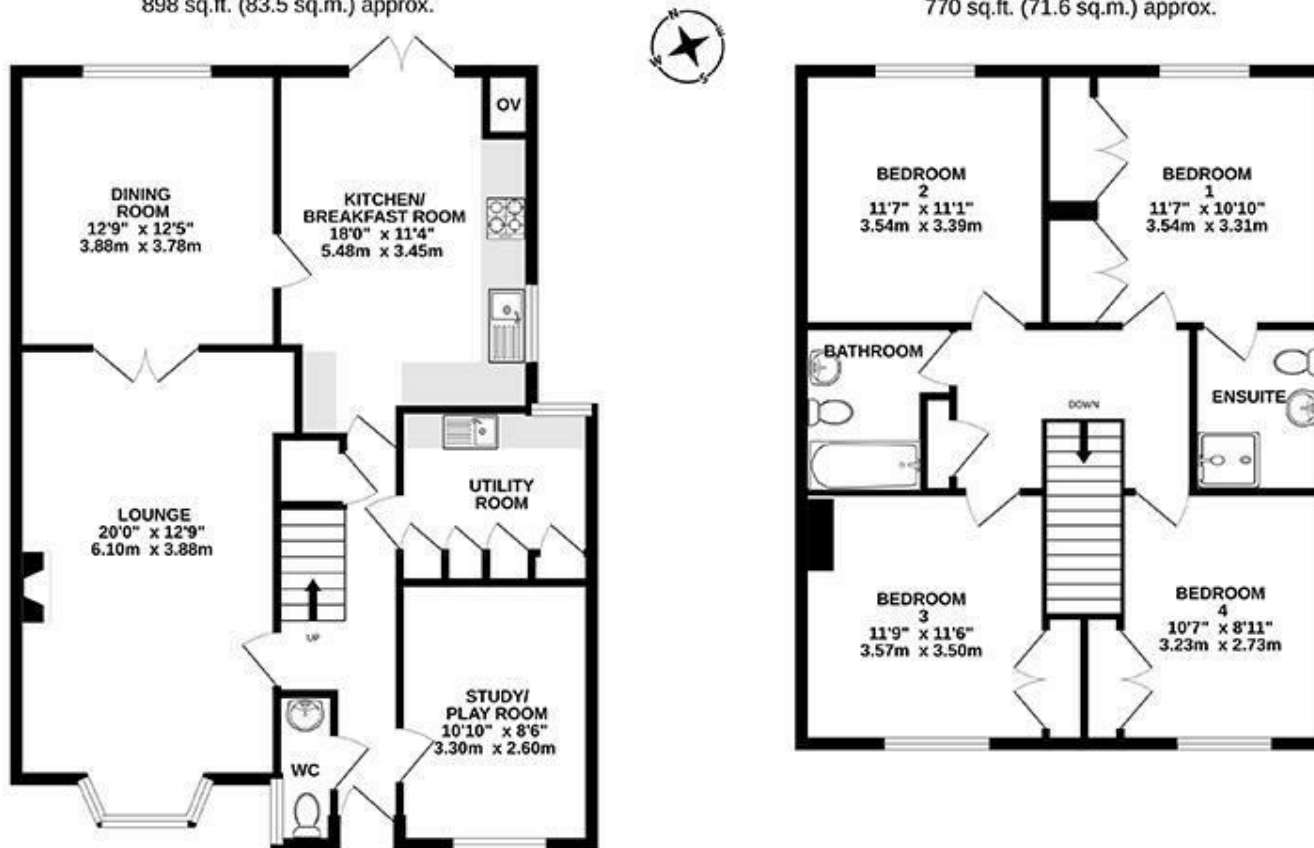
Approximate Gross Internal Area

Main House = 155.0 SqM 1669 sq.ft

Total = 155.0 SqM 1669 sq.ft

GROUND FLOOR  
898 sq.ft. (83.5 sq.m.) approx.

1ST FLOOR  
770 sq.ft. (71.6 sq.m.) approx.



TOTAL FLOOR AREA: 1669 sq.ft. (155.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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