



Maidstone Road, Staplehurst, Tonbridge, TN12 0RH
Offers In Excess Of £1,100,000



*****NEW BUILD***FOUR BEDROOM DETACHED BUNGALOW FINISHED TO AN EXCEPTIONAL STANDARD SITUATED ON THE OUTSKIRTS OF STAPLEHURST**

Accessed via electronically controlled gates (shared with two neighboring properties), Meerlust is situated on approximately 1/3 acre plot and benefits tarmac driveway offering ample parking and a detached garage. The front garden features a neatly maintained lawn and a pathway to the entrance, while the private garden is neatly enclosed, with a paved terrace perfect for outdoor entertaining and a level lawn for relaxation or recreation. Inside, the property boasts underfloor heating throughout, recessed lighting, impressive ceiling heights and fibre to the door internet access. The welcoming reception hall flows seamlessly into the light-filled, triple-aspect kitchen/dining area, with bi-fold doors opening onto a paved terrace. The modern kitchen features sleek cabinetry, a central island, and high-end appliances, including a Bosch oven and grill, integrated fridge/freezer, dishwasher, a Quooker hot water tap, and a Bora hob with built-in extractor. Adjacent to the kitchen is a matching utility room, which houses the boiler and provides space for additional appliances. Double glass doors lead to the vaulted sitting room, which is a striking feature of the property, with its floor-to-ceiling window and cosy log burner. The home includes four generously proportioned bedrooms, each with its own stylish en suite bathroom or shower room. The principal suite stands out with its vaulted ceiling, walk-in wardrobe, and a stunning floor-to-ceiling window overlooking the rear garden.

Nestled within a gated community in the sought-after Cranbrook school catchment area, this property offers convenient access to excellent schools, including Sutton Valence and Maidstone's grammar schools. For the commuter, Staplehurst Station is 4 minutes or 1.4 miles away providing a 1 hour service into central London.



GROUND FLOOR

Entrance Hall

Lounge 17'5" x 17'0" (5.33m x 5.20m)

Kitchen/Breakfast Room 24'11" x 22'10" (7.60m x 6.96m)

Utility Room 10'9" x 7'8" (3.30m x 2.34m)

Bedroom 1 17'5" x 17'3" (5.33m x 5.28m)

En-Suite

Bedroom 2 17'5" x 15'10" (5.33m x 4.85m)

En-Suite

Bedroom 3 14'3" x 13'1" (4.35m x 4.00m)

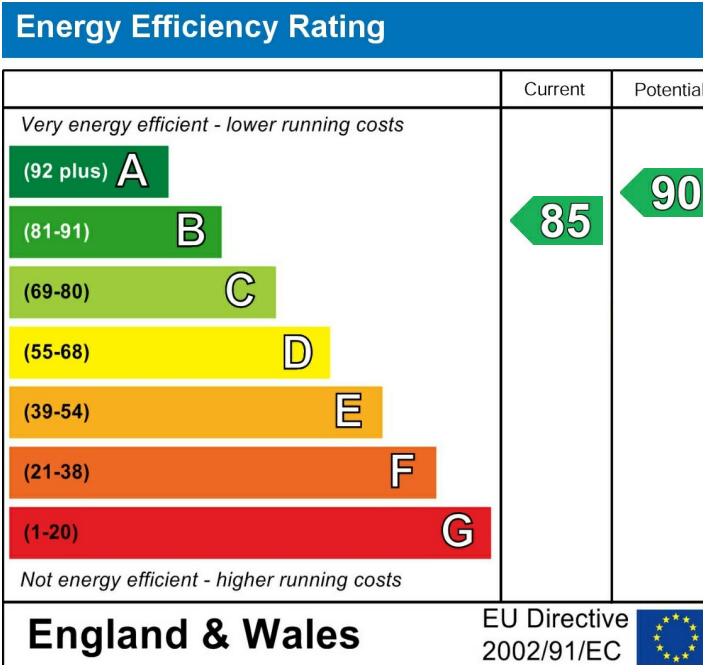
En-Suite

Bedroom 4 14'2" x 12'9" (4.32m x 3.91m)

En-Suite

EXTERNALLY

Garage 17'7" x 10'7" (5.37m x 3.23m)



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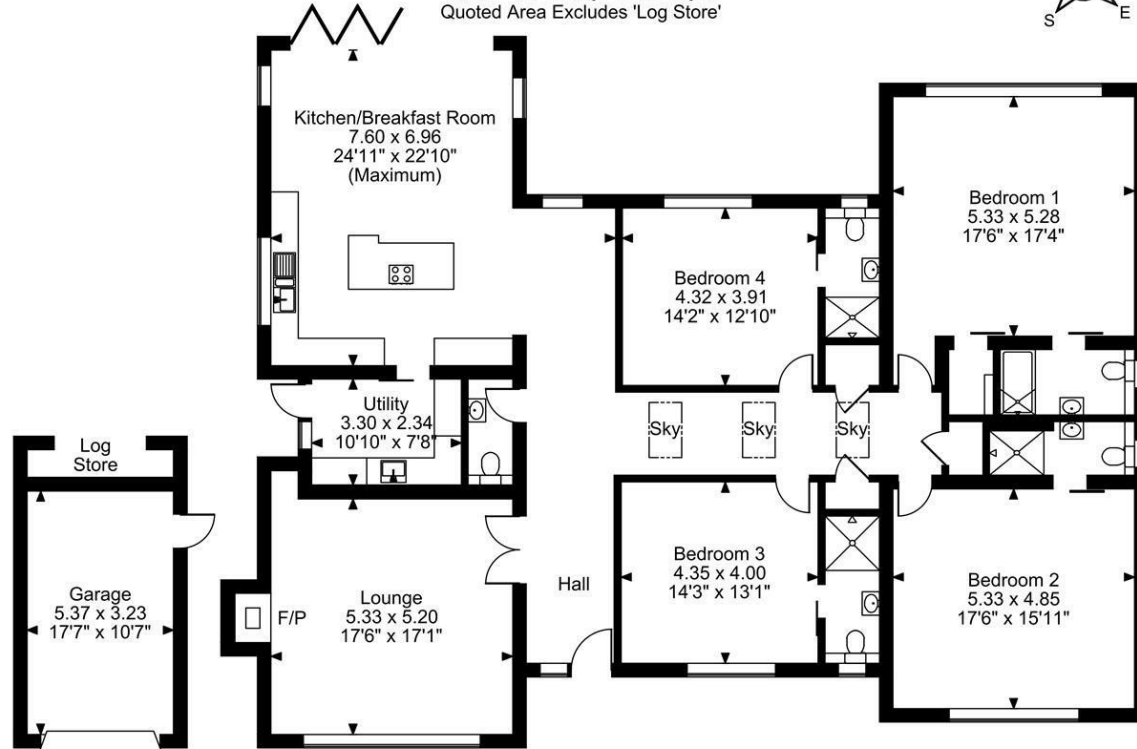
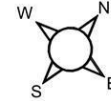
Approximate Gross Internal Area

Main House = 2525 Sq Ft/235 Sq M

Garage = 187 Sq Ft/17 Sq M

Total = 2712 Sq Ft/252 Sq M

Quoted Area Excludes 'Log Store'



Ground Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

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