



**Russet Court, Coxheath, Maidstone, Kent, ME17 4PQ**  
**Price £120,000**



**\*\*\*NO FORWARD CHAIN\*\*\*SPACIOUS ONE-BEDROOM GROUND FLOOR RETIREMENT APARTMENT IN SOUGHT-AFTER COXHEATH LOCATION**

Located in the heart of the popular village of Coxheath, this generously proportioned ground-floor apartment is just a short walk from a range of local amenities, including a doctors' surgery, Lloyds Pharmacy, and Londis convenience store. Maidstone town centre, offering a wider selection of shops and leisure facilities, is only a short drive away, with a regular bus service every 20 minutes for easy access.

Exclusively available to those aged 55 and over, the apartment features well-designed accommodation comprising a welcoming entrance hall, a double bedroom, bathroom, a spacious living room, and a fully fitted kitchen. The property is part of a well-maintained retirement complex that offers on-site parking, beautifully kept communal gardens, and the reassurance of a warden assisted manager. Each apartment is also equipped with a 24 hour medical alarm system for added peace of mind.

If you're seeking a bright and comfortable retirement home in a friendly and convenient setting, don't miss out—contact Page & Wells Loose Office today on 01622 746273 to arrange your viewing.




Lounge/Dining Room 21'0" x 17'6" (6.42m x 5.35m)

Kitchen 13'9" x 6'11" (4.20m x 2.12m)

Bedroom 13'2" x 10'1" (4.02m x 3.08m)

Bathroom

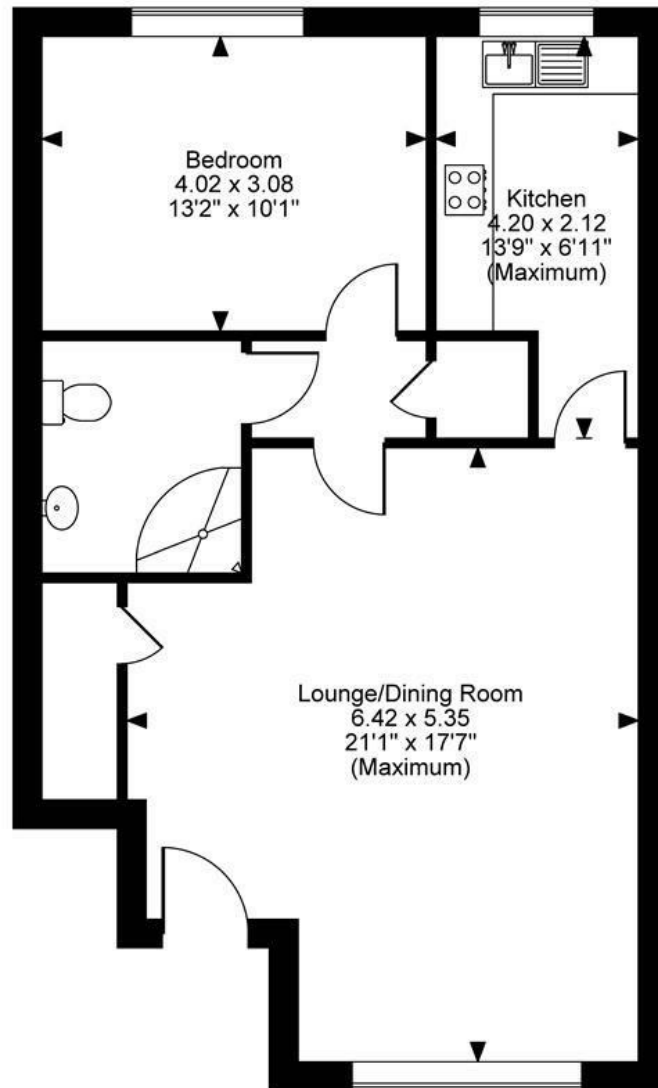
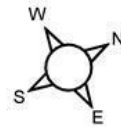
### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>71</b>	<b>78</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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Russet Court, Coxheath, Maidstone, Kent  
Approximate Gross Internal Area  
662 Sq Ft/62 Sq M



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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