



Haste Hill Road, Boughton Monchelsea, ME17 4LW
Offers In The Region Of £675,000



*****PLANNING PERMISSION APPROVED***REF 23/503038/FULL***4 BEDROOM DETACHED HOUSE SITUATED ON A GENEROUS PLOT WITH PLANNING PERMISSION FOR THE ERECTION OF A FOUR BEDROOM DETACHED HOUSE**

This excellent home offers an opportunity to renovate and has planning permission to build a FOUR BEDROOM DETACHED HOUSE in the garden of the home if desired. As it stands, there are three bedrooms on the first floor with a family bathroom. The ground floor offers spacious accommodation with an entrance hall porch, lounge/diner, kitchen, garden room, ground floor bedroom, useful cleakroom and an additional lean to.

Outside, there is a drive to the front and generous rear garden with planning permission to build a four bedroom detached house REF 23/503038/FULL

The detached home is located in the idyllic Boughton Monchelsea village, boasting a number of amenities within walking distance such as a Post Office, Parish Church, a historic inn, and convenient bus services connecting to Maidstone town centre which is less than 3 miles away. There is also the added bonus of a local recreation ground nearby which is perfect for family games and sports as well as a number of local footpaths for dog walks. Perfectly positioned for commuters, the property is within a 10-minute drive of Staplehurst and Marden stations, providing direct links to London. The vicinity offers a variety of educational options, including private, state and grammar including the highly regarded OFSTED 'Good' Boughton Monchelsea Primary School within walking distance. Grammar schools such as Sutton Valance, Maidstone Grammar School, and Cornwallis Academy are also close by. Viewing is highly recommended. Contact Page and Wells Loose Office today



GROUND FLOOR

Entrance Hall

Lounge 21'11 x 13'5 (6.68m x 4.09m)

Kitchen 13'9 x 11'11 (4.19m x 3.63m)

Garden Room 12'4 x 8'4 (3.76m x 2.54m)

Bedroom 4 18'4 x 8'4 (5.59m x 2.54m)

Lean To 11'10 x 5'11 (3.61m x 1.80m)

FIRST FLOOR

Bedroom 1 12'8 x 11'11 (3.86m x 3.63m)

Bedroom 2 11'11 x 8'11 (3.63m x 2.72m)

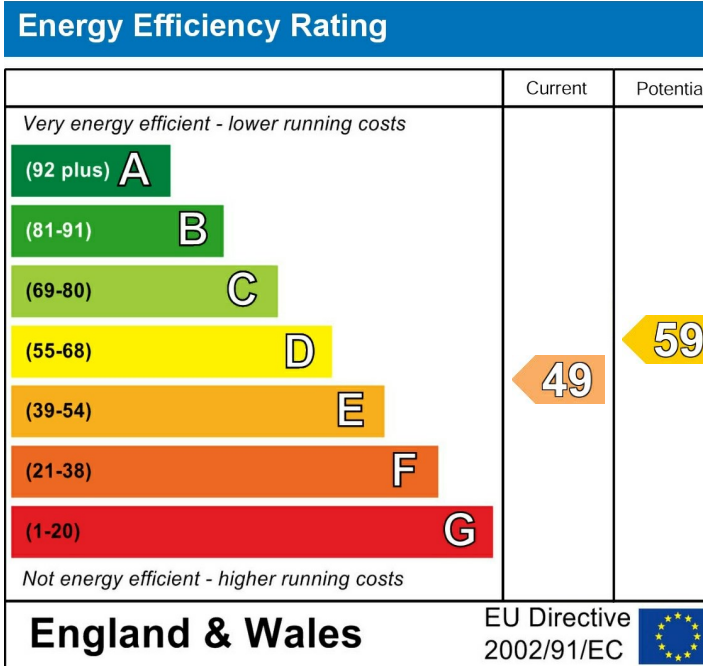
Bedroom 3 9'7 x 9'7 (2.92m x 2.92m)

Bathroom

EXTERNALLY

Garage 15'9 x 7'10 (4.80m x 2.39m)

Shed 11'10 x 8'6 (3.61m x 2.59m)



Swallowfields, Haste Hill Road, Boughton Monchelsea, Maidstone

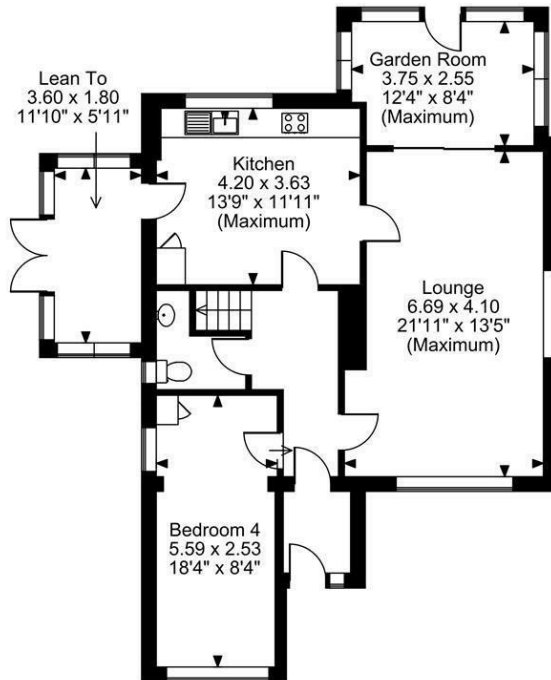
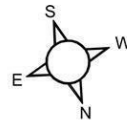
Approximate Gross Internal Area

Main House = 1505 Sq Ft/140 Sq M

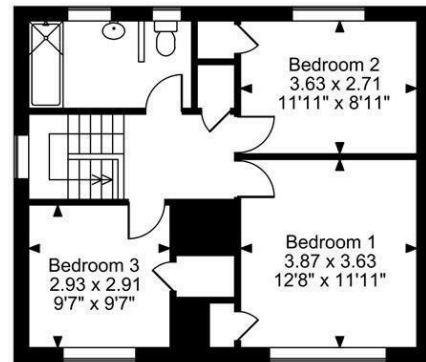
Garage = 124 Sq Ft/12 Sq M

Shed = 101 Sq Ft/9 Sq M

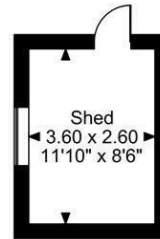
Total = 1730 Sq Ft/161 Sq M



Ground Floor



First 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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