



Amsbury Road, Hunton, Maidstone, ME15 0QH
Price £550,000

NO FORWARD CHAINEXTENDED FIVE/SIX BEDROOM DETACHED PROPERTY WITH OPPORTUNITY TO RENOVATE AND CREATE A STUNNING FAMILY HOME.

Located on the outskirts of the sought-after village of Hunton, this five/six bedroom detached property offers both charm and huge potential. The property is within easy walking distance of local amenities, including Tesco Express, Londis, a bakery, and the Post Office. Families will appreciate the proximity to Coxheath Primary School and Cornwallis Academy, while frequent bus services to Maidstone town centre provide access to a wide range of shops, restaurants, and leisure facilities. For commuters, Staplehurst and Marden train stations are just a short drive away, offering direct services to London.

Situated in a desirable residential area, the property offers generous accommodation throughout and sits on a large plot with mature gardens, making it ideal for growing families.

The ground floor comprises a welcoming entrance hall, cloakroom/WC, kitchen, a useful utility room, separate dining room, and a spacious lounge with access to a conservatory overlooking the rear garden.

Upstairs, the property benefits from five well-proportioned bedrooms, with an additional sixth bedroom or study, and a family bathroom.

Externally, there is a large rear garden offering plenty of outdoor space, while to the front there is a driveway providing off-road parking and access to a double length garage.

The property requires modernisation throughout and offers enormous potential to create a beautiful and spacious family home tailored to your own taste and style.

With its desirable location and fantastic features, this property is expected to sell quickly. Contact Page & Wells Loose Office today to arrange a viewing,



GROUND FLOOR

Entrance Hall

Lounge 21'1" x 11'10" (6.43m x 3.62m)

Kitchen 11'11" x 8'10" (3.64m x 2.71m)

Utility

Dining Room 9'11" x 9'11" (3.03m x 3.03m)

Conservatory 20'7" x 10'9" (6.28m x 3.28m)

WC

FIRST FLOOR

Bedroom 1 12'9" x 12'0" (3.89m x 3.67m)

Bedroom 2 19'10" x 7'8" (6.05m x 2.36m)

Bedroom 3 11'7" x 8'8" (3.54m x 2.65m)

Bedroom 4 11'11" x 9'8" (3.64m x 2.97m)

Bedroom 5 11'0" x 8'0" (3.36m x 2.45m)

Bedroom 6 11'8" x 7'8" (3.58m x 2.36m)

Family Bathroom

EXTERNALLY

Garage 29'0" x 7'9" (8.84m x 2.38m)

Store 7'10" x 7'6" (2.39m x 2.29m)

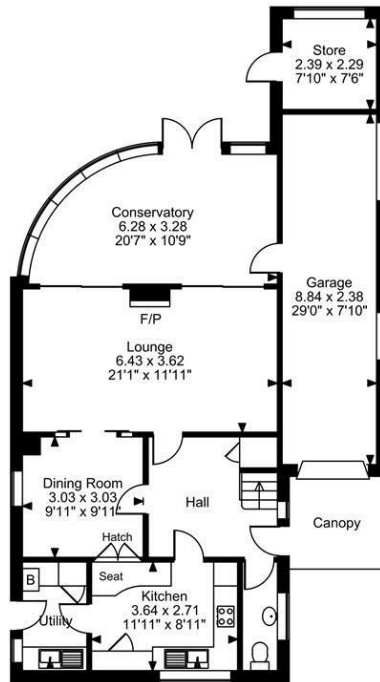
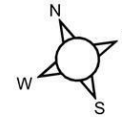
Shed 7'10" x 5'9" (2.39m x 1.77m)

Energy Efficiency Rating

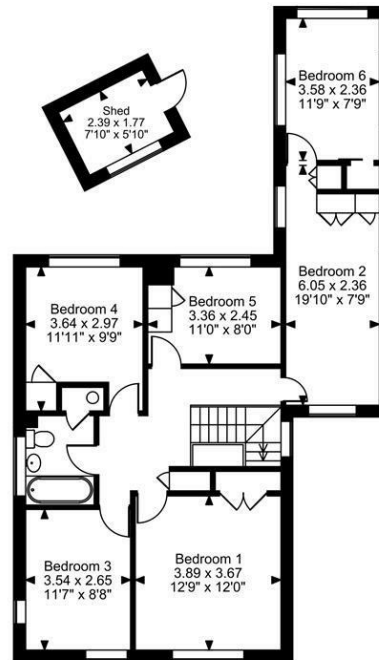
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Page & Wells limited for themselves and for the vendors of this property whose agents they are give notice that: 1. These particulars do not constitute any part of, an offer or a contract. 2. All statements contained in these particulars as to this property are made without responsibility on the part of Page & Wells Limited or the Vendor. 3. None of the statements contained in these particulars as to the property is to be relied on as statements or representations of fact. 4. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. 5. The vendor does not make or give, and neither Page & Wells Limited nor any person in their employment has any authority to make or give any representation whatsoever in relation to this property. These particulars are supplied on the understanding that all negotiations are carried out throughout Page & Wells Limited. Properties with a reference prefixes EAA are those which Page & Wells Limited disclose an interest in accordance with the provisions of the Estates Agents Act 1979

Amsbury Road, Hunton, Maidstone
Approximate Gross Internal Area
Main House = 1779 Sq Ft/165 Sq M
Garage = 227 Sq Ft/21 Sq M
Outbuilding = 105 Sq Ft/10 Sq M
Total = 2111 Sq Ft/196 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.
 © ehouse. Unauthorised reproduction prohibited. Drawing ref. dig/8668444/SS

