



Hever Gardens, Maidstone, ME16 8EY
Price £675,000

IMMACULATE 4 BEDROOM SEMI-DETACHED EDWARDIAN HOME WITH GARAGE AND STUDIO

Tucked away behind electric gates in one of Maidstone's most desirable and peaceful settings, this impressive Edwardian home offers a wonderful blend of period charm and modern living.

The property provides spacious and adaptable accommodation arranged over four floors, featuring elegant reception rooms with a bay window and French doors, a stylish kitchen and dining room, and a lower-ground family snug or home office complete with utility space and wine store.

Upstairs, there are four generous bedrooms, including a superb top-floor suite with dressing area, Juliet balcony, and a striking en-suite shower room, complemented by a beautifully appointed family bathroom on the first floor.

Outside, the south-facing garden is a true highlight, enjoying a large covered entertaining veranda, a tranquil pond, and a versatile studio—perfect as a home office, creative space, or guest retreat. The frontage offers secure gated parking and access to a garage with additional loft storage.

Perfectly positioned for town and transport links, Hever Gardens combines convenience with a quiet residential feel and sits within easy reach of excellent local schools.

Available exclusively to our mailing list ahead of full market launch, early viewing is highly recommended. Call Page and Wells on 01622 746273 and book your viewing to avoid missing out.



GROUND FLOOR

Entrance Hall

Lounge 14'11" x 14'5" (4.55m x 4.40m)

Dining Room 13'2" x 11'3" (4.02m x 3.43m)

Kitchen 10'8" x 9'6" (3.27m x 2.90m)

WC

Veranda 20'11" x 8'5" (6.39m x 2.58m)

FIRST FLOOR

Bedroom 2 15'0" x 12'3" (4.58m x 3.74m)

Bedroom 3 13'1" x 11'3" (4.01m x 3.45m)

Bedroom 4 10'2" x 9'8" (3.10m x 2.96m)

Family Bathroom

SECOND FLOOR

Bedroom 1 21'0" x 16'6" (6.41m x 5.03m)

En-Suite

BASEMENT

Snug 17'10" x 17'4" (5.44m x 5.30m)

EXTERNALLY

Garage 18'2" x 8'11" (5.55m x 2.74m)

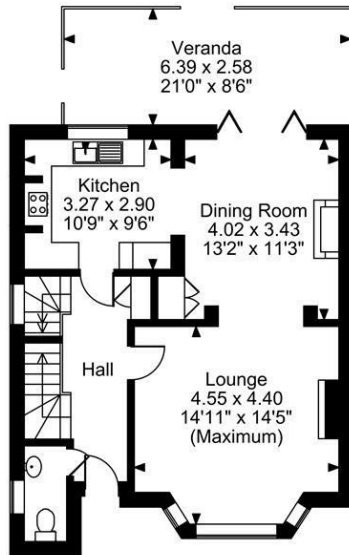
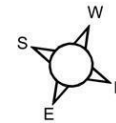
Studio 17'7" x 8'8" (5.37m x 2.66m)

Energy Efficiency Rating

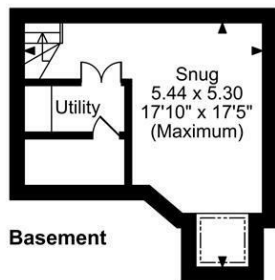
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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

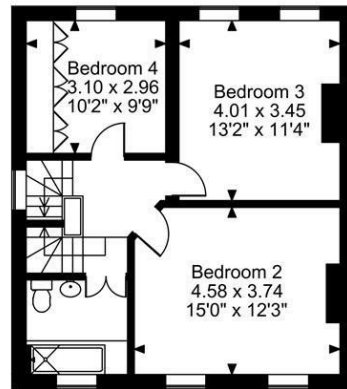
Hever Gardens, Maidstone
Approximate Gross Internal Area
Main House = 1782 Sq Ft/166 Sq M
Garage = 164 Sq Ft/15 Sq M
Studio = 154 Sq Ft/14 Sq M
Veranda external area = 177 Sq Ft/16 Sq M
Total = 2100 Sq Ft/195 Sq M



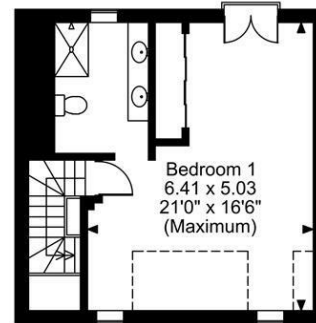
Ground Floor



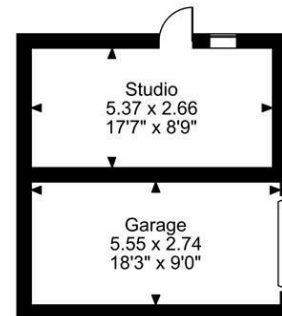
Basement



First Floor



Second Floor



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE
 The position & size of doors, windows, appliances and other features are approximate only.
 □ □ □ □ Denotes restricted head height
 © ehous. Unauthorised reproduction prohibited. Drawing ref. dig/8668491/LCO

