



Price

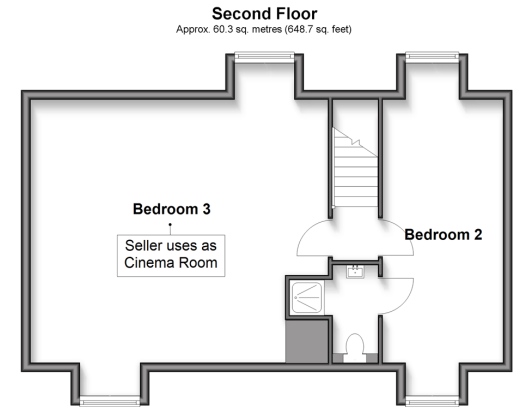
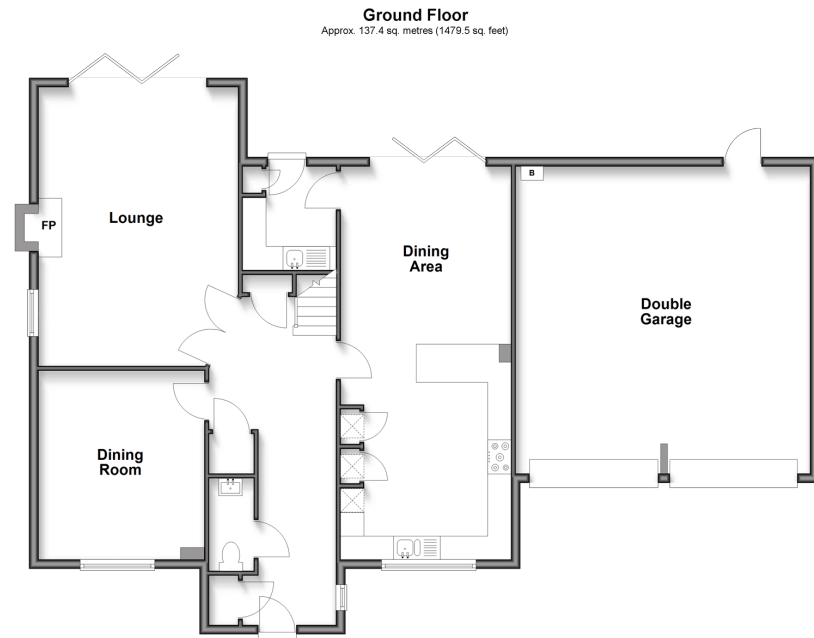
£1,050,000

Freehold

6x  3x  2x 

**Godfrey Meadow,
Hollingbourne,
Maidstone, Kent, ME17**

Wards
Helping you move forwards



Accommodation

GROUND FLOOR

Entrance Hall
Dining Room: 13'1 x 11'8 (3.99m x 3.56m)
Lounge: 19'4 x 14'0 (5.90m x 4.27m)
Kitchen/Dining Area: 26'11 x 11'9 (8.21m x 3.58m)
Utility Room: 6'7 x 6'0 (2.01m x 1.83m)
Cloakroom: 6'5 x 3'3 (1.96m x 0.99m)

FIRST FLOOR

Landing
Bedroom 1: 14'0 x 13'11 (4.27m x 4.24m)
Walk-in Wardrobe: (L-shaped) 8'9 x 7'3 (2.67m x 2.21m) plus 4'2 x 2'7 (1.27m x 0.79m)
En-suite Bathroom: 11'9 x 9'4 (3.58m x 2.85m)
Bedroom 4: 13'6 x 8'9 (4.12m x 2.67m)
Bedroom 5: 12'0 x 9'5 (3.66m x 2.87m)
Bedroom 6/Study: 9'6 x 8'6 (2.90m x 2.59m)
Bathroom: 7'10 x 7'5 (2.39m x 2.26m) narrowing to 3'8 x 2'5 (1.12m x 0.74m)

SECOND FLOOR

Landing
Bedroom 2: 18'5 x 8'7 (5.62m x 2.62m)
En-suite Shower Room: 6'0 x 3'1 (1.83m x 0.94m) narrowing to 3'1 x 2'6 (0.94m x 0.76m)
Bedroom 3/Cinema Room: 21'3 x 18'5 (6.48m x 5.62m)

OUTSIDE

Summerhouse
Double Garage
Driveway
Front Garden
Corner Plot Rear Garden



Main features

- Incredible corner plot location with extensive garden overlooking stream and picturesque fields to rear
- Uniquely designed, spread across 3 floors
- Underfloor heating to all rooms downstairs
- Bi-folding doors create a blend of indoor/outdoor living, ideal when entertaining
- Short walk to Hollingbourne Train Station and close drive to M20 motorway



Nearest Schools

Primary Schools: Hollingbourne Primary 0.1 miles, Leeds and Broomfield C of E Primary 1.2 miles, Harrietsham C of E Primary 1.9 miles
Secondary Schools: Sutton Valence School 3.7 miles, Swadelands School 3.9 miles



Transport Information

Train Stations: Hollingbourne 0.0 miles, Harrietsham 2.2 miles, Bearsted 2.5 miles



Address

Godfrey Meadow, Hollingbourne, Maidstone, Kent, ME17



Directions

For directions to this property please contact us.



Wards
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Call Bearsted Branch 01622 730955 ■ wardsofkent.co.uk



■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details ■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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