



16 Nursery Avenue, Maidstone, ME16 0HP
Price Guide £625,000 - £650,000



PRICE GUIDE £625,000 - £650,000.

A SUBSTANTIALLY EXTENDED FOUR BEDROOM SEMI-DETACHED FAMILY HOME WITH A ONE BEDROOM SELF CONTAINED ANNEXE SITUATED TOWARDS THE END OF A MOST SOUGHT AFTER CUL DE SAC IN THE HEART OF ALLINGTON.

Page & Wells are delighted to bring to the market this exceptionally well presented family home that has so much to offer. The ground floor accommodation features an entrance hall, cloakroom, spacious lounge with feature log burner, open plan kitchen opening to the dining room. The annexe accommodation offers a double bedroom, bathroom and a reception area. Whilst the kitchen units have now been removed from the annexe, any new buyer could reinstate these with relative ease as the plumbing and electrics are still in situ. Alternatively, the annexe could provide two extra reception rooms. The first floor accommodation offers four sizeable bedrooms, one of which benefits from an en-suite shower room and there is a large family bathroom. There is parking for several vehicles to the front and a large rear garden incorporating a summerhouse. Contact: PAGE & WELLS King Street office 01622 756703.

EPC rating: C
Council tax band: D
Tenure



PROPERTY INFORMATION

A substantially extended and exceptionally well presented four bedroom family home with self contained one bedroom annexe.

LOCATION

Situated in the most sought after cul de sac setting within close proximity of reputable primary and secondary schools.

ROOMS

GROUND FLOOR

Entrance Hall

Lounge

Large Kitchen

Dining Room

ANNEXE ACCOMMODATION

Double Bedroom

Lounge

Shower Room

FIRST FLOOR:

Bedroom 1

En-suite Shower Room

Bedroom 2

Bedroom 3

Bedroom 4


Family Bathroom

EXTERNALLY:

There is an extensive driveway to the front providing parking for numerous vehicles. Large garden to the rear incorporating a summerhouse.

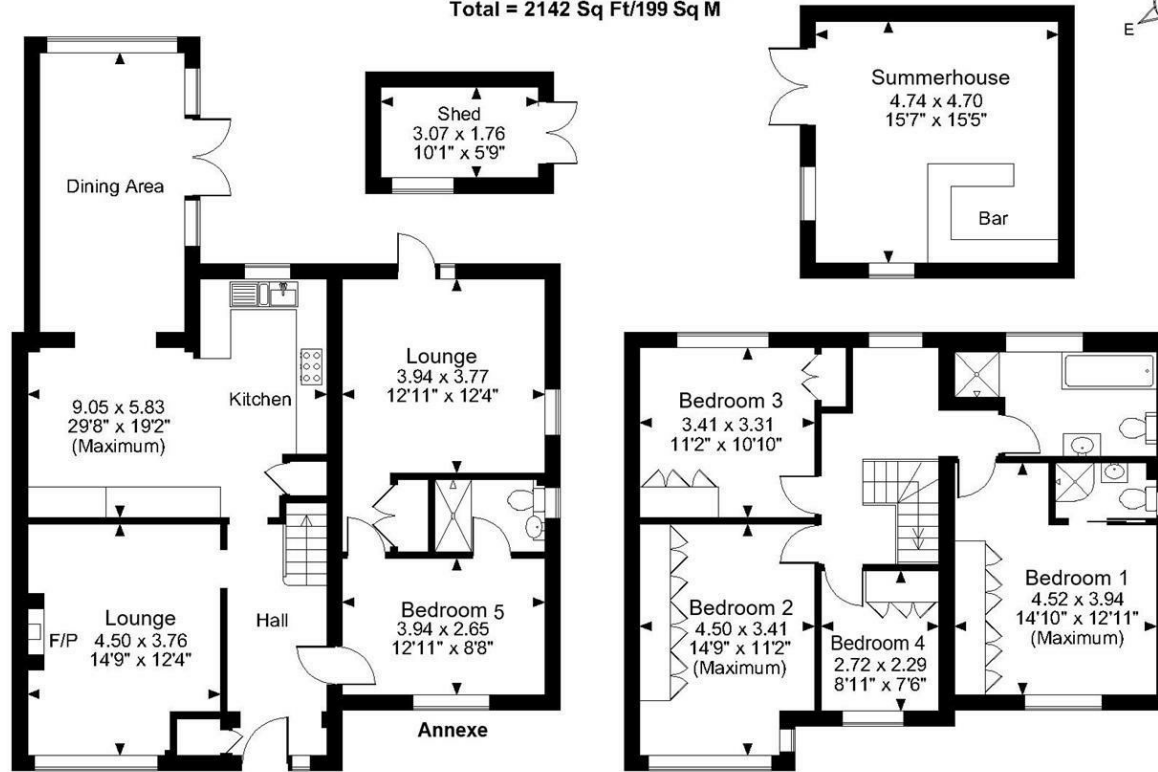
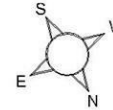
VIEWING

Viewing strictly by arrangements with the Agent's Head Office:
52-54 King Street, Maidstone, Kent ME14 1DB
Tel. 01622 756703

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		83
(69-80) C	75	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

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Nursery Avenue, Maidstone
Approximate Gross Internal Area
Main House = 1844 Sq Ft/171 Sq M
Outbuildings = 298 Sq Ft/28 Sq M
Total = 2142 Sq Ft/199 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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