



Connells

Hengist Court
Marsham Street Maidstone



Property Description

This immaculately presented one double bedroom upper floor apartment has been recently renovated throughout complete with new carpets boasts spacious living accommodation and viewings are strongly advised to admire all this stunning home has to offer. Offering beautiful views across Maidstone town centre from the spacious lounge/diner, complete with a fully fitted kitchen and bathroom.

Conveniently located in the heart of Maidstone is Hengist Court. Hengist Court was constructed by McCarthy & Stone (Developments) Ltd and is arranged over 4 floors, each of which are served with a lift.

Residents of Hengist Court and condition of a purchase is that they are to be over 60 years of age. If a couple were to purchase then one person must over the age of 60 and the other over 55 years of age.

The apartment itself comprises of an entrance hall, living room, kitchen, bedroom with built in storage and a shower room. There is a 24 hour Bristol emergency call response system too.

In addition there is easy access to Maidstone's three train stations (Maidstone Barracks, East and West), making those trips out of the town centre easier. Following this, there is a good choice of local bus services to and from town.



Entrance Hall

Lounge

17' 4" Max x 10' 7" Max (5.28m Max x 3.23m Max)

Kitchen

7' 4" Max x 5' 4" Max (2.24m Max x 1.63m Max)

Bedroom

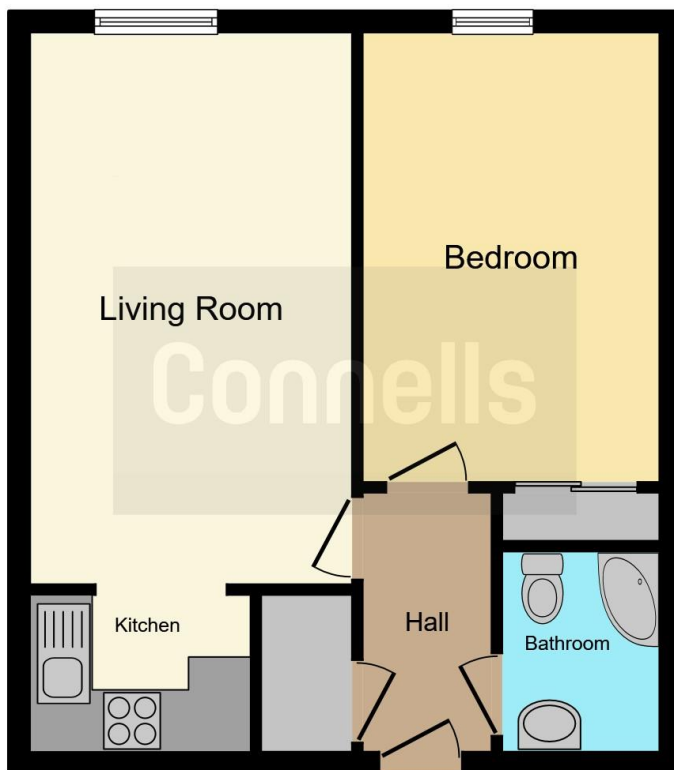
14' Max x 8' 8" Max (4.27m Max x 2.64m Max)

Bathroom

Agents Note

The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential infamies involved.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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EPC Rating: B

view this property online connells.co.uk/Property/MAI407177

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Apr 1989. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Tenure: Leasehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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