



Maplewell, 83 The Droveway
St. Margarets Bay, CT15 6DE
£695,000

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Maplewell

83 The Droveaway, St. Margarets Bay

A desirable four-bedroom detached family home offering an attractive outlook and a peaceful setting in this sought-after village.

Situation

Maplewell is situated in a quiet residential no through road leading to open countryside in a popular area of St Margaret's Bay. The surrounding countryside consists of gently undulating hills and the dramatic White Cliffs of Dover with the ever popular beach and protected National Trust land just a stroll away. The village is not only picturesque but has a flourishing community including local primary school and boasts a general store, Post Office, hair dressers and a selection of public houses and cafes. The larger towns of Deal and Dover to the North and South respectively offer a good choice of shopping, sporting and leisure facilities. Dover port provides regular services to the continent and mainline railway station with links to the Javelin high speed service to London St Pancras.

The Property

Maplewell is a stunning detached family home that perfectly balances classic charm with modern convenience. Its elegant symmetrical façade welcomes you into a spacious and inviting entrance hallway, where a thoughtfully placed shower room adds practicality to the layout. The home boasts two beautifully proportioned reception rooms—a bright dining area and a cosy living room, benefiting from a dual aspect that fills the space with natural light. A charming open fireplace serves as a centrepiece, creating a warm and inviting atmosphere. Beyond, a striking pitched conservatory offers panoramic views of the surrounding countryside. The heart of the home is the impressive, contemporary City kitchen, fully equipped with high-end fitted units and sleek granite worktops. A useful utility space sits just behind, while a rear vestibule with French doors opens directly into the garden, offering seamless indoor-outdoor living. Upstairs, a generous landing leads to four well-appointed bedrooms, one currently styled as a study, each featuring fitted wardrobes for excellent storage. The stylish family bathroom

includes a modern shower cubicle, while an adjoining cloakroom adds extra convenience.

Outside

Set back from the road, this charming home enjoys a sense of privacy and seclusion, enhanced by mature hedging. A spacious driveway provides off-road parking and leads to a garage with a heightened roof and an electric roller door. A generous paved terrace spans the width of the house, perfectly positioned to capture breathtaking views over rolling countryside and beyond to Pegwell Bay. Steps lead down to the beautifully maintained garden, which also provides access to a versatile undercroft offering ample storage, power, lighting, and boiler access. The front and rear gardens are thoughtfully landscaped with a variety of plants, creating a vibrant outdoor space. A powered garden shed in the rear garden adds further practicality to this idyllic setting.

Services

All mains services are understood to be connected to the property.

Local Authority

Dover District Council, White Cliffs Business Park, Whitfield, Dover, Kent, CT16 3PJ.

Tenure

Freehold

Current Council Tax Band: F

EPC Rating: C

Agents Note

The property is 'bought as seen' and the Agents are unable to comment on the state and condition of any fixtures, fittings and appliances etc.

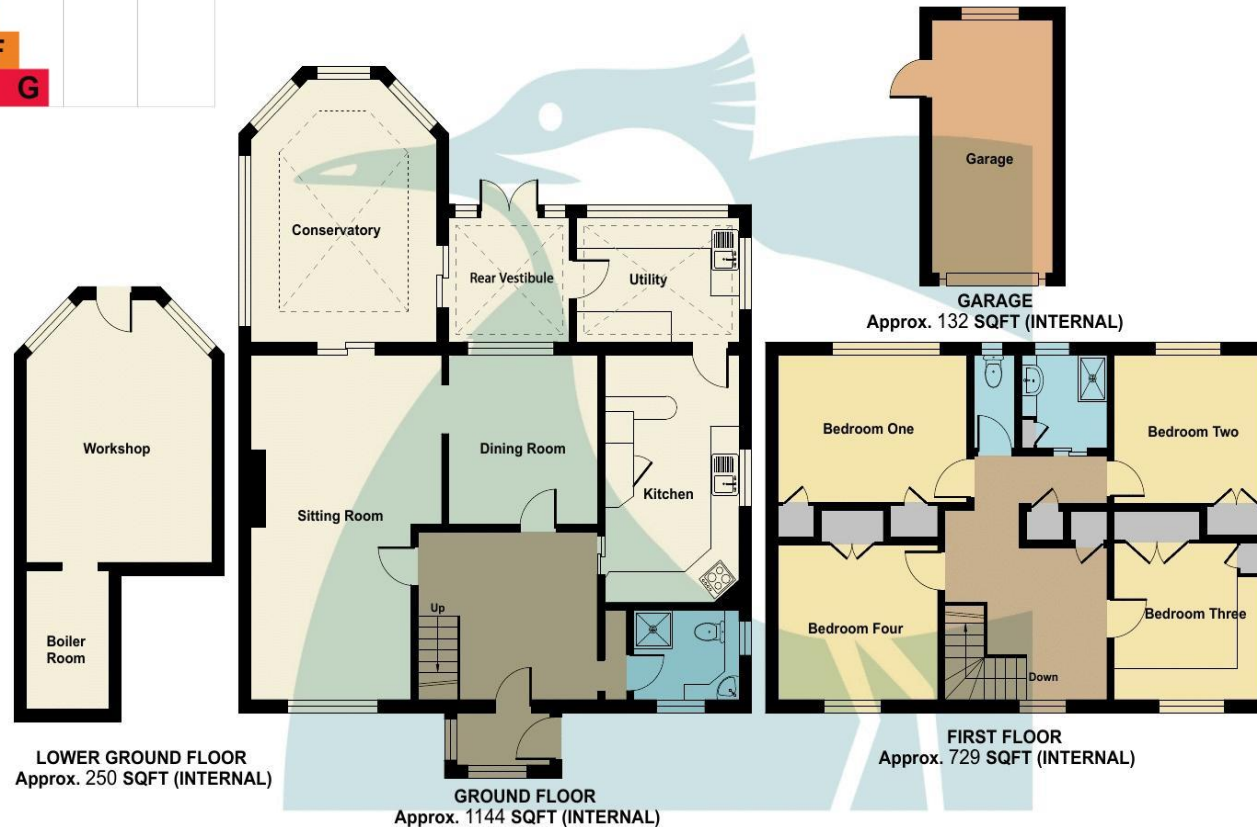


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| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | 83 B |
| 69-80 | C | 70 C | |
| 55-68 | D | | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

Total Approximate Area = 2255 sq ft / 209.49 sq m (includes garage)

For identification only - Not to scale



Sitting Room

21' 10" x 13' 0" (6.65m x 3.96m)

Dining Room

10' 11" x 10' 8" (3.32m x 3.25m)

Kitchen

15' 9" x 9' 5" (4.80m x 2.87m)

Utility Room

11' 1" x 7' 11" (3.38m x 2.41m)

Conservatory

17' 0" x 13' 0" (5.18m x 3.96m)

Rear Vestibule

8' 3" x 7' 11" (2.51m x 2.41m)

Ground Floor Shower Room

7' 6" x 5' 6" (2.28m x 1.68m)

First Floor

Bedroom One

12' 11" x 9' 4" (3.93m x 2.84m)

Bedroom Two

10' 7" x 9' 5" (3.22m x 2.87m)

Bedroom Three

10' 7" x 10' 0" (3.22m x 3.05m)

Bedroom Four

11' 0" x 9' 10" (3.35m x 2.99m)

Shower Room

6' 2" x 5' 8" (1.88m x 1.73m)

Separate WC

5' 8" x 2' 7" (1.73m x 0.79m)

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nñchecom 2025. Produced for Colebrook Sturrock 2014 Limited. REF: 1254521

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