



**33 Newenden Close
Maidstone
ME14 5RU
OIEO £345,000**

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Description

Located on the ever-popular Vinters Park development, this well-presented three-bedroom terraced home offers stylish and comfortable living in a highly convenient location. Boasting modern décor throughout, the property features a contemporary fitted kitchen, a light and airy lounge/diner and a bright conservatory that opens onto a landscaped rear garden—perfect for relaxing or entertaining. Upstairs, you’ll find three bedrooms and a modern family bathroom. Additional benefits include a garage en bloc, a brick-paviour driveway to the front providing off-road parking, and proximity to highly regarded schools, Maidstone Town centre, and excellent transport links. This is a fantastic opportunity for families, professionals, or investors alike—viewing is highly recommended.

Location

The Vinters Park development is particularly popular with an excellent selection of local amenities including shops providing for everyday needs. The adjacent Vinters Valley Nature Reserve with it's 8 acres, community centre with pre-school and excellent educational facilities at Eastborough, Valley Park and Invicta Schools catering for infants, juniors and seniors. Maidstone town centre is some one and half miles distant and offers a more comprehensive selection of amenities including two museums, theatre, county library, multi-screen cinema and two railway stations connected to London. There is a wide selection of schools and colleges for older children in and around the town centre. The M20/M2/M25 and M26 motorways are also close by and offer direct vehicular access to both London and the Channel Ports.

Council Tax Band
C

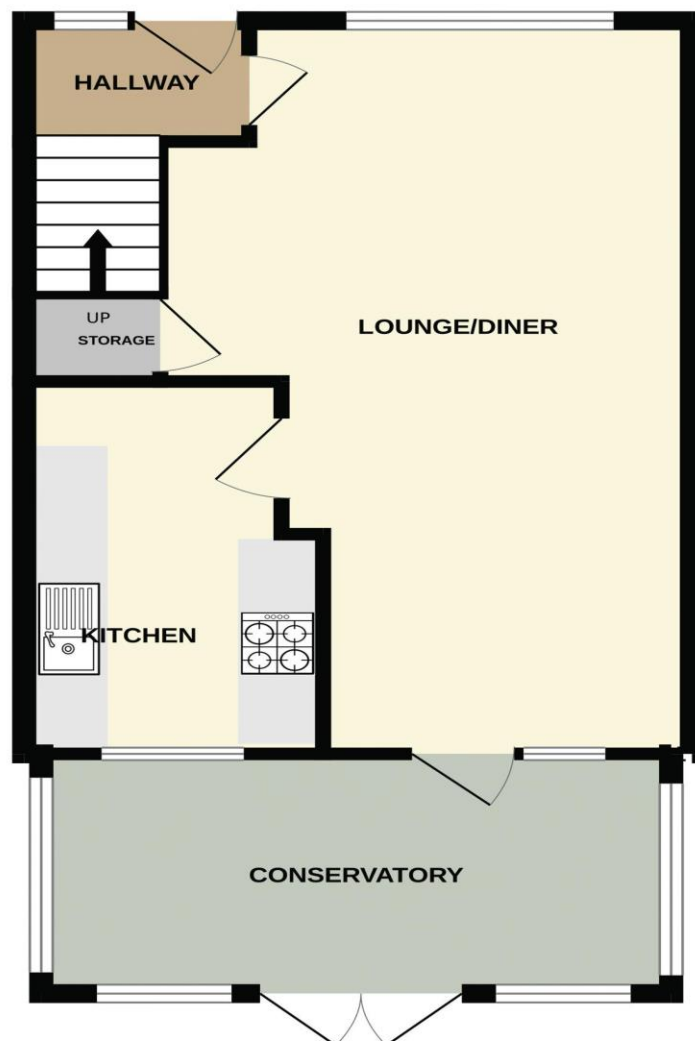
VIEWINGS STRICTLY BY
APPOINTMENT

Agents Note: All Properties for sale have a property information questionnaire completed by the vendors, which is available upon request.

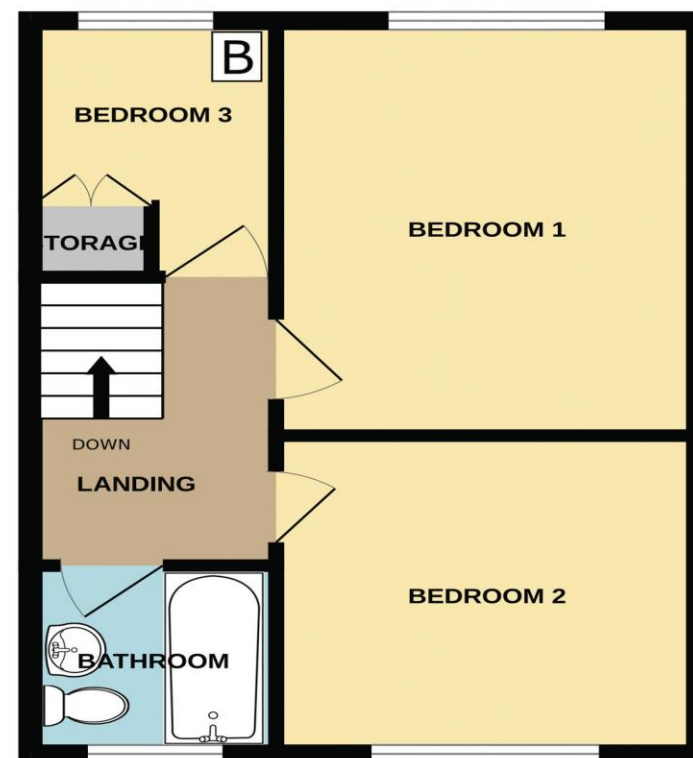


Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	78 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

GROUND FLOOR
490 sq.ft. (45.5 sq.m.) approx.



1ST FLOOR
374 sq.ft. (34.8 sq.m.) approx.



TOTAL FLOOR AREA : 864 sq.ft. (80.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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ON THE GROUND FLOOR

ENTRANCE HALL

Composite entrance door with decorative window panels and side panel, oak effect wood laminate flooring, radiator, staircase to first floor, built-in cupboard housing electric service meter.

LOUNGE / DINING ROOM 24' 5" x 12' 10"
(narrowing to 8' in dining area) (7.44m x 3.91m)

Window to front, radiator, understairs storage cupboard, low voltage recessed lighting, consumer unit and wide opening to the dining room area which has oak effect wood laminate flooring, low voltage recessed lighting, radiator, glazed single casement door and side panel windows to:

CONSERVATORY 15' 0" x 7' 3" (4.57m x 2.21m)

Oak effect wood laminate flooring, polycarbonate roof, quartz effect working surface with storage cupboard and space for washing machine and tumble dryer under, double casement doors and windows to the rear garden.

KITCHEN 9' 8" x 7' 9" (2.94m x 2.36m)

A great range of high and low level units with white high gloss door and drawer fronts, quartz effect working surfaces, integrated dishwasher, wine fridge, oven and grill, four burner Neff electric hob with contemporary extractor hood above, one and a half bowl sink with drainer, mixer tap and wand, metro tiled splashbacks and upstand, tile effect vinyl floor, under cupboard lighting, window overlooking conservatory and garden, grey wood effect laminate flooring.

ON THE FIRST FLOOR

LANDING

Built-in airing cupboard with shelving, access to roof space.

BEDROOM 1 13' 0" x 9' 10" (3.96m x 2.99m)

Window to front, radiator.

BEDROOM 2 10' 0" x 9' 4" (3.05m x 2.84m)

Window to rear, radiator, built-in wardrobe cupboards.

BEDROOM 3 9' 8" x 6' 1" (2.94m x 1.85m)

Window to front, laminate flooring, radiator, built-in storage cupboard with hanging rail, wall mounted Alpha gas fired boiler.

BATHROOM

White suite with chrome fittings, low level WC with concealed cistern, wash hand basin with cupboards under, panelled bath with rainforest shower head, shower attachment and glass screen, window to rear, tile effect vinyl flooring, fully tiled walls, extractor fan, chromium plated heated towel rail and low voltage recessed lighting.

OUTSIDE

The front of the property has a brick paviour driveway and entrance canopy. The landscaped rear garden with paved patio adjacent to the house, shallow steps up to a lawned area with attractive borders well stocked with mature shrubs, ornamental fish pond, fully fenced boundaries, rear pedestrian access, outside tap, light and water butt.

Directions

From our Penenden Heath office proceed in an easterly direction into Penenden Heath Road, at The Chiltern Hundreds roundabout take the second exit into Sittingbourne Road, first left into Hampton Road, taking the seventh turning on the right into Bargrove Road turning first left into Newenden Close, as you drive in please follow it round to the left and the property will be found at the end of the cul de sac.



SALES OFFICES
01622 671200



sales@ferrisandco.net
www.ferrisandco.net



Penenden Heath Parade,
Penenden Heath, Maidstone, Kent ME14 2HN

