



**OVER 60?**  
Secure this property  
for up to **59% less!**

**Guide Price**  
**£675,000**

**Freehold**

5x 2x 1x

**Linton Hill, Linton,  
Maidstone, Kent, ME17**

*Wards*  
Helping you move forwards



## Accommodation

### GROUND FLOOR

Entrance Hall

Lounge: 14'0 x 13'1 (4.27m x 3.99m)

Family Area: 19'0 x 8'1 (5.80m x 2.47m)

Kitchen/Breakfast Area: 31'1 x 18'1 (9.48m x 5.52m)

Inner Hallway

Bedroom 1: 16'1 x 13'0 (4.91m x 3.97m)

Walk-in Wardrobe

Bedroom 4: 10'0 x 9'1 (3.05m x 2.77m)

Bathroom: 7'0 x 6'1 (2.14m x 1.86m)

### FIRST FLOOR

Landing

Bedroom 2: 13'0 x 7'1 (3.97m x 2.16m)

Bedroom 3: 11'1 x 8'1 (3.38m x 2.47m)

Bedroom 5: 9'1 x 8'1 (2.77m x 2.47m)

Shower Room: 6'0 x 4'1 (1.83m x 1.25m)

### OUTSIDE

Double Garage and Driveway

Rear Garden



## Main features

- Beautifully renovated to the highest standard throughout and immaculately presented
- Flexible layout with bedrooms on both floors
- Superb bedroom 1 complete with walk-in wardrobe
- Stunning garden with far reaching views across the surrounding countryside
- Picturesque semi rural location, with local shops & amenities in the neighbouring village



### Nearest Schools

Primary Schools: Boughton Monchelsea Primary 1.2 miles, Coxheath Primary 1.4 miles, Loose Primary 1.9 miles  
Secondary Schools: Cornwallis Academy 1.1 miles, Sutton Valence School 3.5 miles, Maidstone Grammar School 3.5 miles

### Transport Information

Train Stations: Marden 2.9 miles, Staplehurst 3.5 miles, East Farleigh 3.5 miles

### Address

Linton Hill, Linton, Maidstone, Kent, ME17

### Directions

For directions to this property please contact us.



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Call Loose Branch 01622 744067 ■ [wardsfk.co.uk](http://wardsfk.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  
■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease



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