





Property Description

Connells are delighted to bring to the market this well-proportioned and attractive property situated on the ever-popular Sutton Road, Maidstone. Ideally located within close proximity to Maidstone town centre, this home benefits from excellent access to a wide range of amenities, transport links and reputable local schools.

The property offers spacious and versatile accommodation throughout, starting with a welcoming entrance hallway leading through to a bright and airy living room, enhanced by a feature bay window allowing plenty of natural light to flood the space. To the rear, there is a well-appointed kitchen/dining area providing ample space for both everyday living and entertaining, with direct access to the rear garden.

Upstairs, the property comprises well-sized bedroom, all offering comfortable living space, alongside a family bathroom fitted with a modern suite. The home further benefits from double glazing and gas central heating throughout, ensuring year-round comfort.

Externally, the property enjoys a private rear garden, mainly laid to lawn with a patio area ideal for outdoor seating and entertaining during the warmer months. To the front, there is the potential for off-road parking (subject to necessary consents), alongside on-street parking options.

Sutton Road is a highly desirable location, known for its convenience and connectivity, with easy access to Maidstone East and West stations, as well as the M20 motorway for journeys into London and the coast.



Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead









Total floor area 114.0 m² (1,227 sq.ft.) approx

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.propertybox.io



To view this property please contact Connells on

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30 King Street
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EPC Rating: D Council Tax
 Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/MAI408733



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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