



**Bargrove Road, Maidstone, Kent, ME14 5RY**

**Guide Price £285,000 - £295,000**



**\*\* GUIDE PRICE: £285,000 - £295,000 \*\* A SPACIOUS AND SOUGHT AFTER TWO-BEDROOM END OF TERRACE PROPERTY SITUATED ON THE POPULAR VINTERS PARK DEVELOPMENT WITHIN CLOSE PROXIMITY OF MAIDSTONE TOWN CENTRE \*\***

Page & Wells are delighted to bring to the market this rarely available two-bedroom end of terrace home located in a most convenient location. The property offers an entrance porch, lounge and kitchen on the ground floor. Whilst, on the first floor, will be found two bedrooms and a shower room. There is scope to create an off-road parking space to the front, subject to obtaining the relevant planning consents and a lowered curb. The low maintenance rear garden has two large sheds. The property is well-placed for all local amenities including the town centre, railway stations and well-regarded schools. Junction 7 of the M20 is a short drive away. Tenure: Freehold. EPC Rating: Awaiting. Council Tax Band: C. Contact PAGE & WELLS King Street Office on 01622 756703.



### KEY FEATURES

- Two bedrooms
- End of terrace
- Potential to create off-road parking (subject to planning)
- Popular Vinters Park development
- Ideal first time purchase

### ACCOMMODATION

#### Ground Floor:

#### Entrance Porch

#### Lounge

#### Kitchen

#### First Floor:

#### Landing

#### Bedroom One

#### Bedroom Two

#### Shower Room

### EXTERNALLY


There is a small garden to the front which could be utilised as an off-road parking space, subject to obtaining the relevant planning consents and the

provision of a lowered curb. There is a low maintenance garden to the rear with two sheds.

### VIEWING

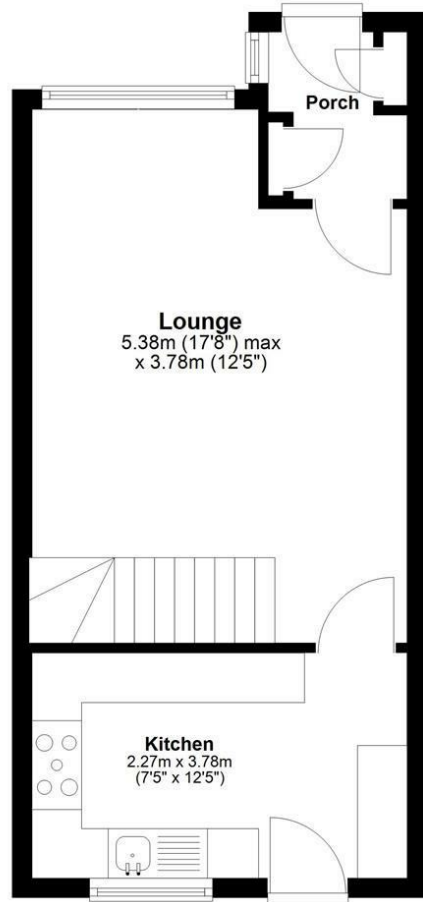
Viewing strictly by arrangements with the Agent's Head Office: 52-54 King Street, Maidstone, Kent ME14 1DB.  
Tel: 01622 756703.

### Energy Efficiency Rating

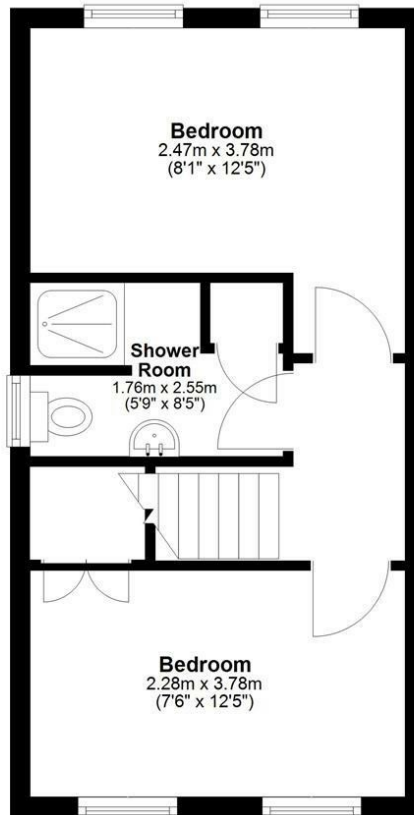
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>78</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>	<b>38</b>	
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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### Ground Floor



### First Floor



Total area: approx. 59.7 sq. metres (642.4 sq. feet)

