



The Platt, Sutton Valence, Maidstone, Kent, ME17 3BQ
Price £600,000

IMMACULATELY PRESENTED FOUR BEDROOM DETACHED FAMILY HOME IN THE HEART OF SUTTON VALENCE – OFFERED WITH NO FORWARD CHAIN

This stunning home has been beautifully updated by the current owners and is ready to move straight into. The property enjoys an extended porch leading to a bright and airy lounge with parquet flooring, log burner, and doors opening onto the garden. The showpiece is the extended open plan kitchen/diner with quartz worktops, island, integrated appliances, instant boiling water tap, and space for an American-style fridge freezer. A large utility room with front and rear access, plus a ground floor cloakroom, complete the ground floor.

Upstairs, there are four generously sized bedrooms, each with built-in wardrobes, and a stylish family bathroom with bath and a separate shower. A modern combination boiler is housed in the loft, serviced annually, ensuring efficient use of space within the home.

Outside, the front offers a driveway for several cars and a well-kept lawn. To the rear is a superb garden with a large patio ideal for entertaining, a mid-section of lawn, and a versatile summer house with two rooms, power, and air conditioning. Additional seating areas provide sun spots throughout the day.

Sutton Valence is a sought-after and picturesque village surrounded by beautiful countryside and farmland. Local amenities include welcoming village pubs and scenic walks across the Greensand Way and meadows. The village is home to the renowned Sutton Valence School, while Maidstone offers a choice of grammar schools. Commuters benefit from excellent transport links with Headcorn station nearby providing direct services to London, and the M20 within easy reach.

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GROUND FLOOR

Entrance Hall 13'9" x 9'6" (4.21m x 2.90m)

Lounge 17'9" x 12'11" (5.42m x 3.94m)

Kitchen/Dining Room 22'9" x 18'2" (6.94m x 5.56m)

Utility Room 17'1" x 8'3" (5.21m x 2.53m)

FIRST FLOOR

Bedroom 1 14'2" x 10'0" (4.33m x 3.06m)

Bedroom 2 10'0" x 8'11" (3.06m x 2.72m)

Bedroom 3 12'4" x 7'4" (3.78m x 2.25m)

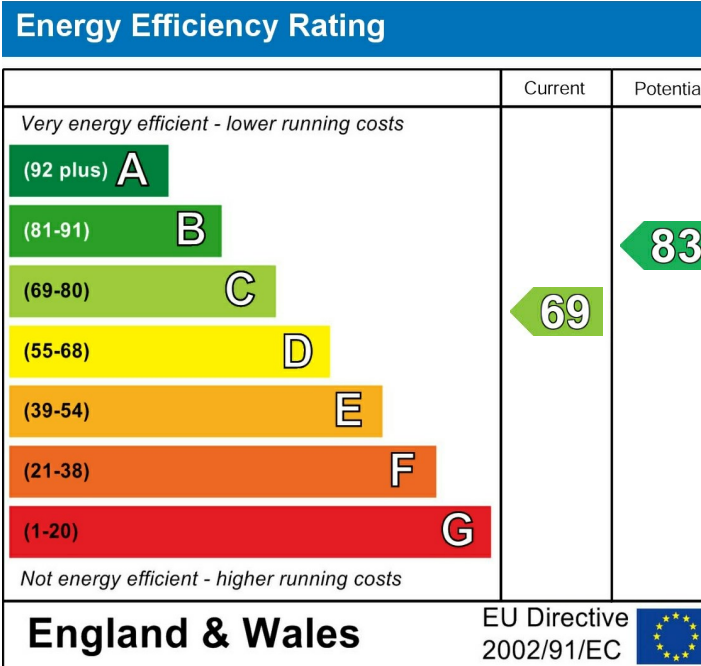
Bedroom 4 13'9" x 6'7" (4.21m x 2.01m)

Family Bathroom

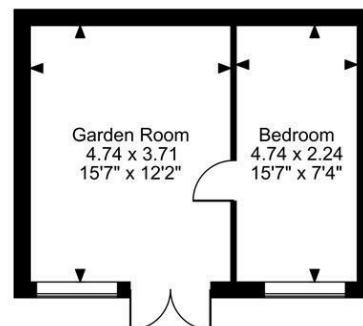
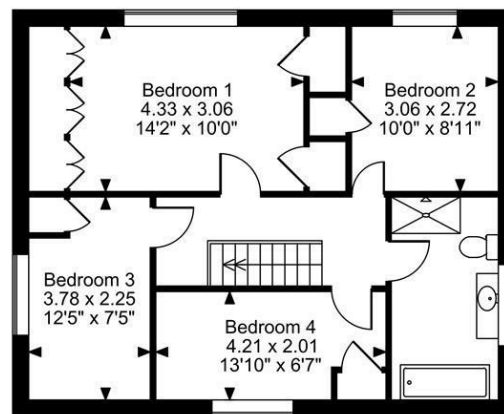
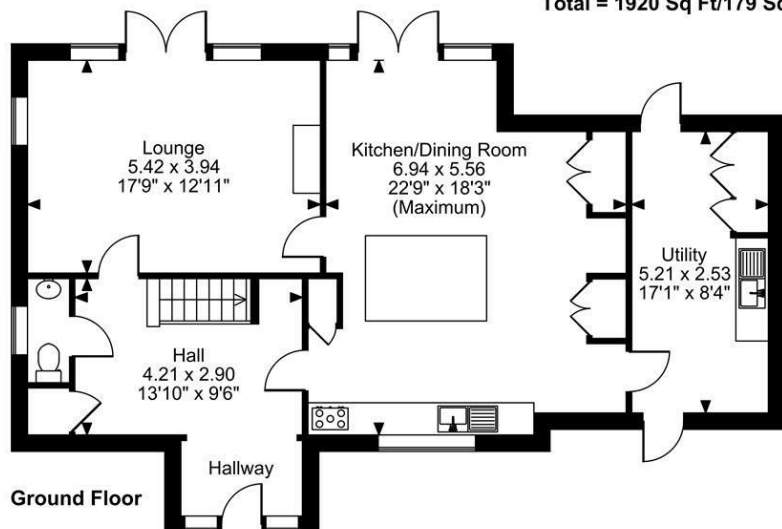
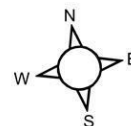
EXTERNALLY

Garden Room 15'6" x 12'2" (4.74m x 3.71m)

Bedroom 15'6" x 7'4" (4.74m x 2.24m)



The Platt, Sutton Valence, Maidstone
Approximate Gross Internal Area
Main House = 1611 Sq Ft/150 Sq M
Outbuilding = 309 Sq Ft/29 Sq M
Total = 1920 Sq Ft/179 Sq M



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 The position & size of doors, windows, appliances and other features are approximate only.
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