



Eyhorne Street, Hollingbourne, Maidstone, Kent, ME17 1TS
Offers In Excess Of £950,000



Nestled in the heart of the sought-after village of Hollingbourne, just off the charming Eyhome Street, this exceptional four-bedroom detached family home offers beautifully presented accommodation, generous living space and a stunning three-quarter acre plot.

The welcoming entrance hall sets the tone for this impressive home, leading to a superb orangery that spans the rear of the property, creating a light-filled family and dining space with wonderful views over the gardens. A spacious dual-aspect sitting room, well-appointed kitchen/breakfast room with separate utility room, and ground floor cloakroom complete the accommodation downstairs.

Upstairs, the luxurious principal suite features a juliet balcony with views over the gardens, a dressing room and en-suite shower room, while the second bedroom also enjoys its own en-suite. Two further double bedrooms are served by a stylish family bathroom.

Outside, the beautifully secluded gardens back directly onto open farmland, providing a peaceful and private setting. A footpath offers convenient access to Hollingbourne mainline station, making this an ideal home for commuters. The property also benefits from ample off-road parking, including space for five vehicles across the driveway, car port and garage.

Tenure: Freehold. Council Tax Band: G. EPC rating: TBC.



LOCATION

The sought-after village of Hollingbourne offers a range of amenities, including a quaint station cafe, well-regarded pubs and restaurants, a hairdresser, an osteopath, a nearby primary school, a charming parish church, and delightful parks and countryside walks. Furthermore, the village benefits from a London line station, providing direct connections to Victoria, London Bridge, Waterloo East and Charing Cross, with just two stops to Maidstone, the county town of Kent, approximately 6 miles away.

ACCOMMODATION

GROUND FLOOR

Entrance Hall

Sitting Room

Orangery

Kitchen/Breakfast Area

Utility Room

Cloakroom

FIRST FLOOR

Landing

Principal Bedroom

Dressing Room

En-suite Shower Room

Bedroom Two

En-suite Shower Room

Bedroom Three

Bedroom Four

Family Bathroom

EXTERNALLY

Driveway

Garage

Carport

Rear Garden

VIEWINGS

Strictly by arrangement with the Agent's Bearsted Office, 132 Ashford Road, Bearsted, Maidstone, Kent ME14 4LX. Tel: 01622 739574.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

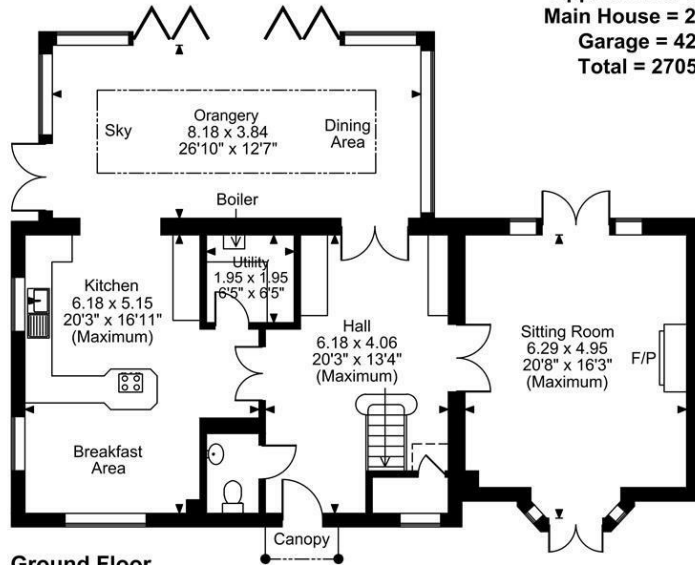
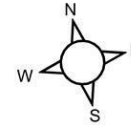
Eyehorne Street, Hollingbourne, Maidstone

Approximate Gross Internal Area

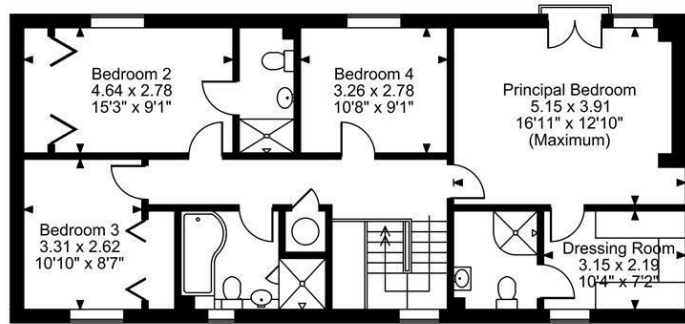
Main House = 2281 Sq Ft/212 Sq M

Garage = 424 Sq Ft/39 Sq M

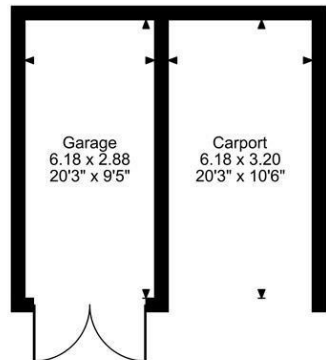
Total = 2705 Sq Ft/251 Sq M



Ground Floor



First Floor



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

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

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