



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

**Guide Price**  
**£425,000**

**Freehold**

4x 2x 1x

**Lasius Drive, Coxheath,  
Maidstone, Kent, ME17**

*Wards*  
Helping you move forwards



## Main features

- **Beautifully presented, modern family house**
- **Ample parking with a resin driveway and a garage**
- **Remainder of NHBC warranty for peace of mind**
- **Spacious and enclosed rear garden, perfect for the summer months**
- **Popular village location, just a short walk to local shops, amenities and sought after Coxheath Primary School**

## Accommodation

### GROUND FLOOR

Entrance Hall  
 Downstairs Cloakroom: 5'0 x 2'1 (1.53m x 0.64m)  
 Kitchen: 11'1 x 9'1 (3.38m x 2.77m)  
 Lounge/Diner: 17'1 x 16'0 (5.21m x 4.88m)

### FIRST FLOOR

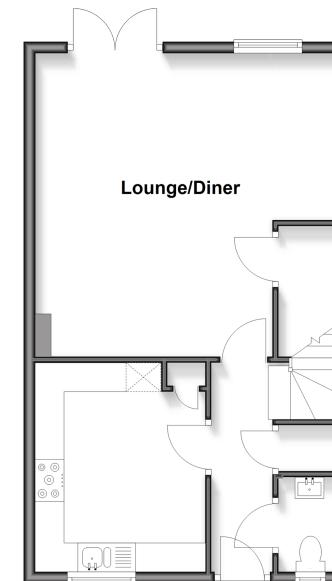
Landing  
 Bedroom 1: 10'1 x 10'1 (3.08m x 3.08m)  
 En Suite Shower Room: 7'0 x 5'1 (2.14m x 1.55m)  
 Bedroom 2: 10'1 x 8'0 (3.08m x 2.44m)  
 Bedroom 3: 9'1 x 6'1 (2.77m x 1.86m)  
 Bedroom 4: 8'0 x 6'1 (2.44m x 1.86m)  
 Bathroom: 7'1 x 6'1 (2.16m x 1.86m)

### OUTSIDE

Garage and Driveway  
 Rear Garden  
 Shed

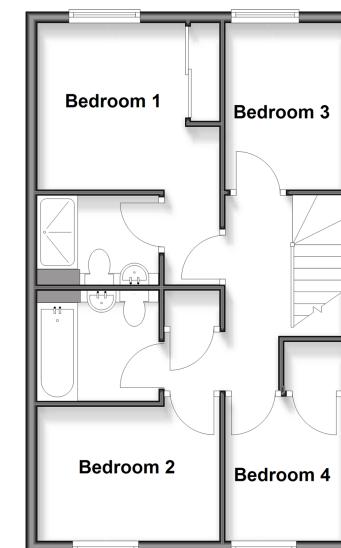
### Ground Floor

Approx. 47.4 sq. metres (510.4 sq. feet)



### First Floor

Approx. 47.5 sq. metres (511.3 sq. feet)



### Outbuilding

Approx. 19.5 sq. metres (210.2 sq. feet)



Call Loose - 01622 744067 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale

