



Bargrove Road, Maidstone, Kent, ME14 5RY

Price £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 14'8 max x 11'8 (4.47m max x 3.56m)

Kitchen 12'4 x 8' (3.76m x 2.44m)

First Floor:

Landing

Bedroom One 12'4 x 8'2 (3.76m x 2.49m)

Bedroom Two 12'5 x 7'5 (3.78m x 2.26m)

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.

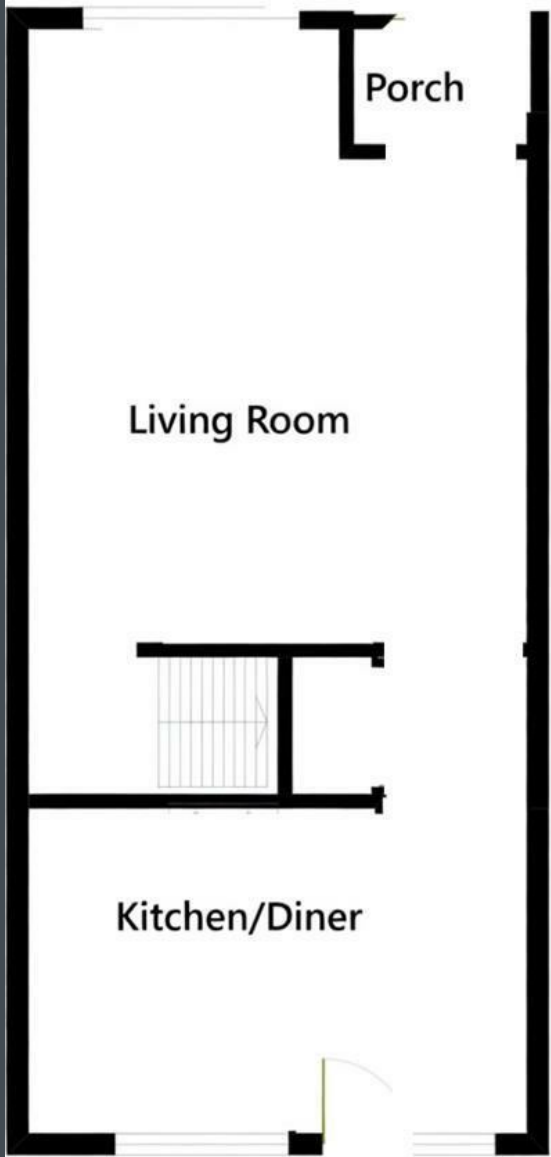
VIEWING

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

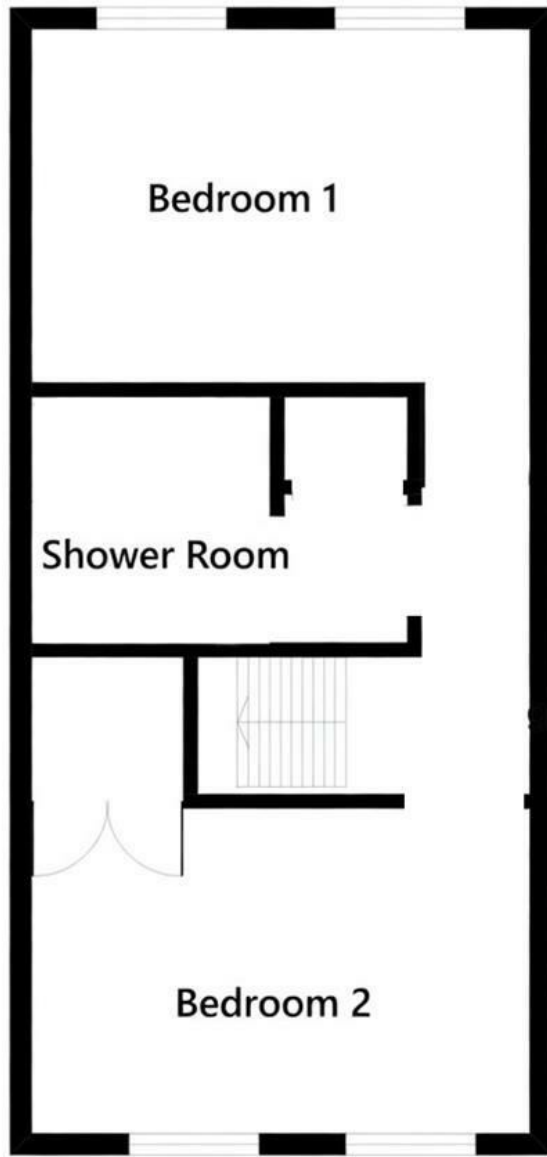
Energy Efficiency Rating

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

Page & Wells limited for themselves and for the vendors of this property whose agents they are give notice that: 1. These particulars do not constitute any part of, an offer or a contract. 2. All statements contained in these particulars as to this property are made without responsibility on the part of Page & Wells Limited or the Vendor. 3. None of the statements contained in these particulars as to the property is to be relied on as statements or representations of fact. 4. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. 5. The vendor does not make or give, and neither Page & Wells Limited nor any person in their employment has any authority to make or give any representation whatsoever in relation to this property. These particulars are supplied on the understanding that all negotiations are carried out throughout Page & Wells Limited. Properties with a reference prefixes EAA are those which Page & Wells Limited disclose an interest in accordance with the provisions of the Estates Agents Act 1979



Ground Floor



First Floor

