St. Catherines Road, Maidstone, ME15 9WP

- Three well-proportioned bedrooms
- Ground floor WC plus first floor family bathroom
- Private, enclosed rear garden, low maintenance and perfect for outdoor relaxation
- Spacious 17’ dual-aspect sitting/dining room
- Well-arranged kitchen with good storage and workspace
- Benefitting of a Driveway

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Asking Price £325,000

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DESCRIPTION

This well-presented home offers a practical layout with bright, comfortable interiors throughout.

Entering via the front door, you step into a welcoming hall with stairs rising to the first floor and access to a convenient ground floor WC. The hall leads through to the impressive 17’ sitting/dining room – a generous, light-filled space spanning the width of the property. It feels airy and sociable, with ample room for both relaxed seating and a full dining setup, and enjoys pleasant views over the rear garden.

To the rear, the kitchen (10’1 x 9’4) is neatly arranged and functional, offering good worktop space and storage, with a practical layout ideal for everyday cooking.

Upstairs, the landing connects three bedrooms and the family bathroom. The principal bedroom (14’8 x 10’5) is a spacious double with a calm, restful feel and space for wardrobes. The second bedroom (12’0 x 10’5) is another comfortable double, bright and well-proportioned. The third bedroom (9’8 x 6’8) makes an ideal nursery, home office or guest room. The bathroom is neatly appointed and well-sized.

Outside, the enclosed rear garden provides a private, low-maintenance outdoor retreat.

Flood risk: Very Low there is a very low flood risk for this property.
Services: Mains gas and electricity and mains drainage
Superfast 24-100Mbps Ultrafast 100-999Mbps

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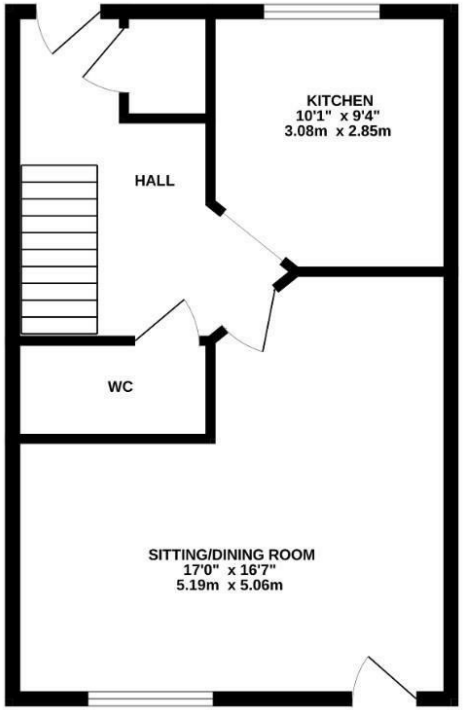
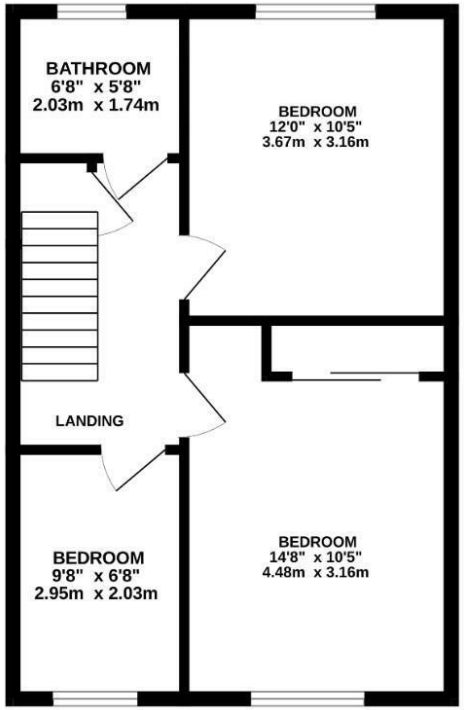
GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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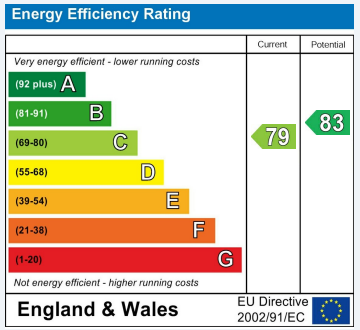
ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Viewings

Please contact Maidstone@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

The Property Ombudsman

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