



**Guide Price**  
**£260,000**

**Freehold**

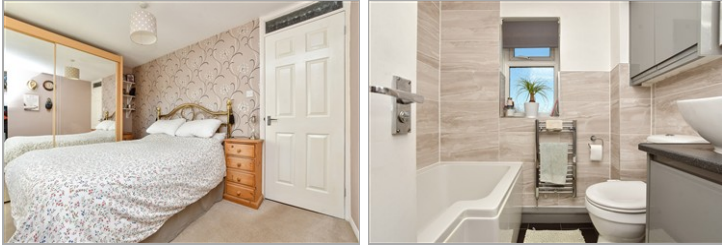
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**Maple Gardens, Hersden,  
Canterbury, Kent, CT3**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards



## Main features

- Well presented end of terrace home
- Located in the highly sought after village of Hersden
- Offered with no onward chain
- Ready to move straight into with no work required
- Generous corner plot garden, ideal for families, pets and gardening enthusiasts

## Accommodation

### GROUND FLOOR

Entrance Hallway

Lounge/Diner: 11'7 x 9'3 (3.53m x 2.82m)

Kitchen: 15'2 x 9'8 (4.63m x 2.95m)

### FIRST FLOOR

Landing

Bedroom 1: 15'2 x 9'2 (4.63m x 2.80m)

Bedroom 2: 8'9 x 6'3 (2.67m x 1.91m)

Bathroom

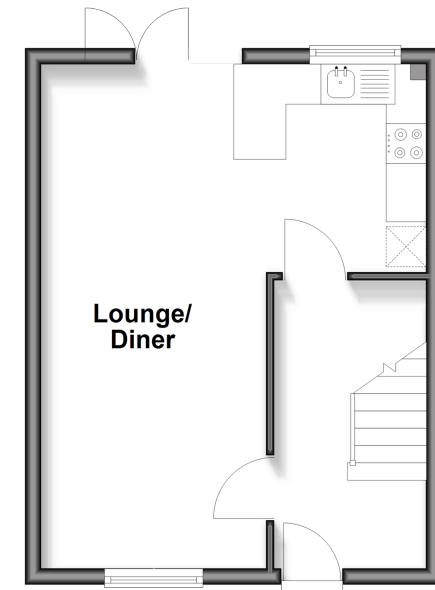
### OUTSIDE

Front Garden

Rear Garden

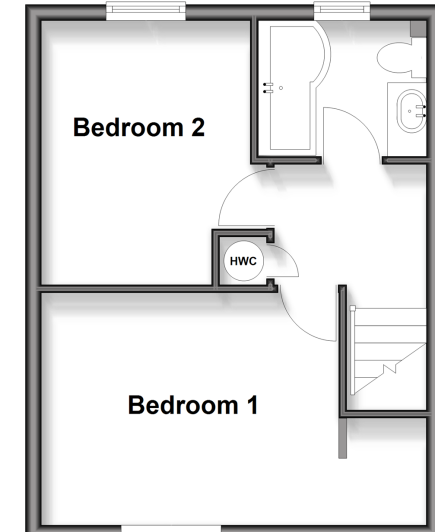
## Ground Floor

Approx. 24.1 sq. metres (259.5 sq. feet)



## First Floor

Approx. 30.4 sq. metres (327.5 sq. feet)



Call Canterbury - 01227 766669 ■ [wardsof Kent.co.uk](http://wardsof Kent.co.uk)

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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