

OVER 60?

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



Price

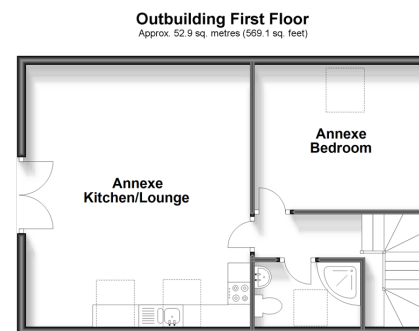
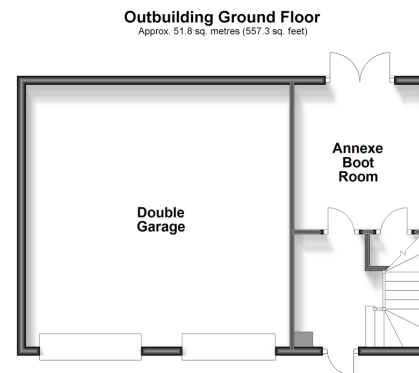
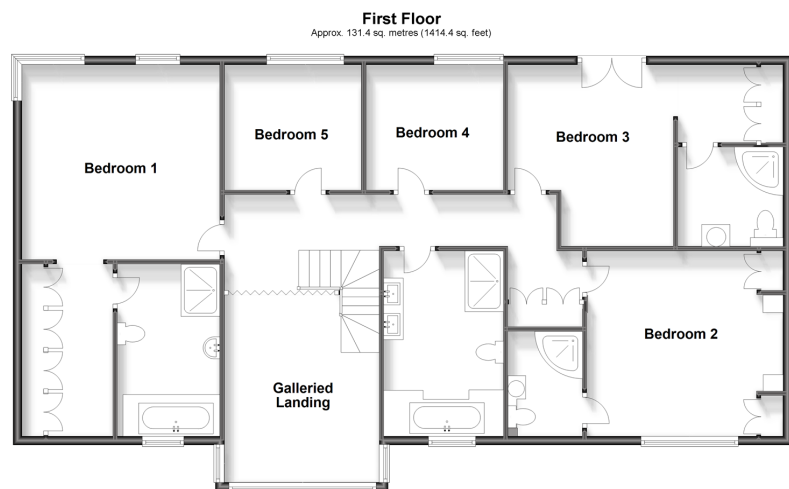
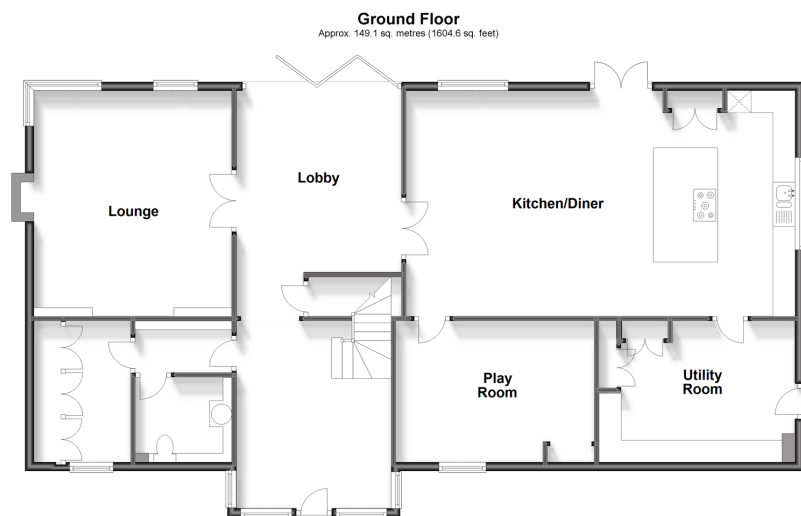
£1,150,000

Freehold

5x  4x  3x 

Boughton Park, Grafty Green, Maidstone,
Kent, ME17

Wards
Helping you move forwards



Accommodation

GROUND FLOOR

Entrance Hall: 14'2 x 11'4 (4.32m x 3.46m)

Lobby: 16'9 x 12'2 (5.11m x 3.71m)

Lounge: 16'8 x 14'9 (5.08m x 4.50m)

Kitchen/Diner: 28'8 x 17'3 (8.74m x 5.26m)

Play Room: 14'7 x 10'6 (4.45m x 3.20m)

Utility Room: 14'9 x 10'5 (4.50m x 3.18m)

Cloakroom

Boot Room: 10'6 x 7'2 (3.20m x 2.19m)

FIRST FLOOR

Galleried Landing

Bedroom 1: 14'7 x 14'5 (4.45m x 4.40m)

En-suite Bathroom

Dressing Area: 12'9 x 6'6 (3.89m x 1.98m)

Bedroom 2: 15'1 x 14'1 (4.60m x 4.30m)

En-suite Shower Room

Bedroom 3: 13'9 x 12'2 (4.19m x 3.71m)

En-suite Shower Room

Bedroom 4: 10'1 x 9'3 (3.08m x 2.82m)

Bedroom 5: 10'2 x 9'5 (3.10m x 2.87m)

Bathroom

OUT BUILDINGS

OUT BUILDINGS GROUND FLOOR

Annex Entrance Hall

Annex Boot Room: 10'3 x 9'5 (3.13m x 2.87m)

Double Garage

OUT BUILDINGS FIRST FLOOR

Annex Landing

Annex Kitchen/Lounge: 19'1 x 17'2 (5.82m x 5.24m)

Annex Bedroom : 13'3 x 10'2 (4.04m x 3.10m)

Annex Shower Room

OUTSIDE

Front and Rear Gardens

Driveway



Main features

- Immaculately presented with modern decor throughout
- Under-floor heating throughout property
- Separate annex above double garage
- Set on a prestigious development nearby to a mainline station
- Stunning landscape garden, perfect for entertaining family and friends



Nearest Schools

Primary Schools: Ulcombe C of E Primary 1.2 miles, Platts Heath Primary 1.7 miles, Kingswood Primary 2.3 miles

Secondary Schools: Swadelands School 3.3 miles, Sutton Valence School 3.3 miles, Heath Farm School 3.7 miles



Transport Information

Train Stations: Lenham 2.9 miles, Headcorn 2.9 miles, Harrietsham 3.0 miles



Address

Boughton Park, Grafty Green, Maidstone, Kent, ME17



Directions

For directions to this property please contact us.



Call Headcorn Branch 01622 890435 ■ 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 59% less, by purchasing a Lifetime Lease.
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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