



**Price**  
**£435,000**

**Freehold**

3x  1x  1x 

**Linton Gore, Coxheath,  
Maidstone, Kent, ME17**

**OVER 60?**

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

*Wards*  
Helping you move forwards





## Main features

- **Spacious, well presented and thoughtfully extended bungalow**
- **Recently re fitted, modern kitchen/dining area**
- **Generous room sizes throughout**
- **Beautifully presented and mature, private rear garden with a summer house, ideal for keen gardeners**
- **Located in a quiet cul de sac in popular Coxheath village, just a short walk to local shops and amenities**

## Accommodation

### GROUND FLOOR

#### Hallway

Lounge: 17'1 x 11'0 (5.21m x 3.36m)

Kitchen/Dining Area: 25'0 x 10'0 (7.63m x 3.05m)

Utility Room: 7'0 x 5'1 (2.14m x 1.55m)

Downstairs Cloakroom: 5'1 x 2'1 (1.55m x 0.64m)

Bedroom 1: 13'1 x 12'0 (3.99m x 3.66m)

Bedroom 2: 12'0 x 8'1 (3.66m x 2.47m)

Bedroom 3: 12'0 x 7'1 (3.66m x 2.16m)

Bathroom: 8'1 x 5'1 (2.47m x 1.55m)

### OUTBUILDING

#### Garage

#### Workshop

### OUTSIDE

#### Driveway

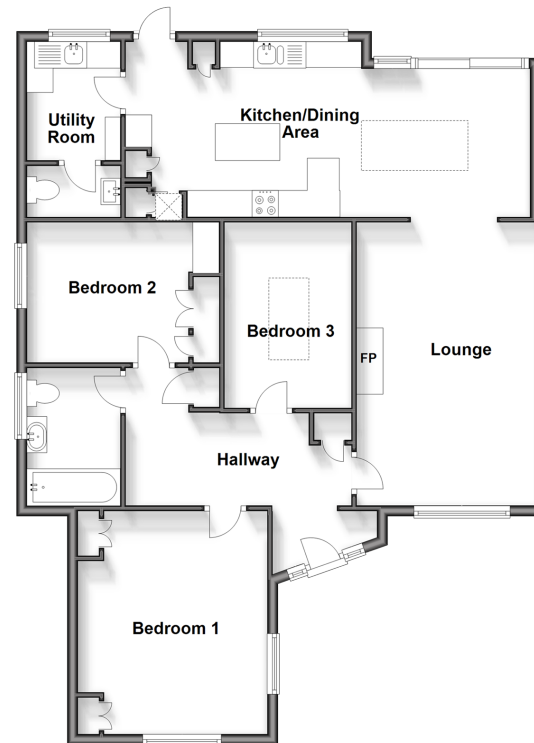
#### Front and Rear Gardens

#### Summer House

#### Pond

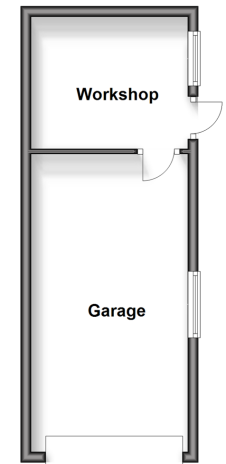
### Ground Floor

Approx. 101.0 sq. metres (1086.9 sq. feet)



### Outbuilding

Approx. 24.5 sq. metres (264.2 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 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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