



**OVER 60?**

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

**Price**

**£320,000**

**Freehold**

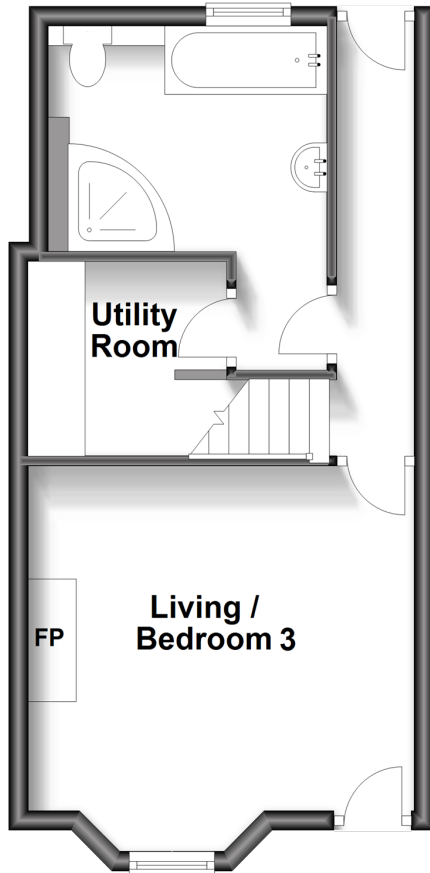
3x  1x  2x 

**Hardy Street, Penenden  
Heath, Maidstone, Kent  
ME14**

*Wards*  
Helping you move forwards

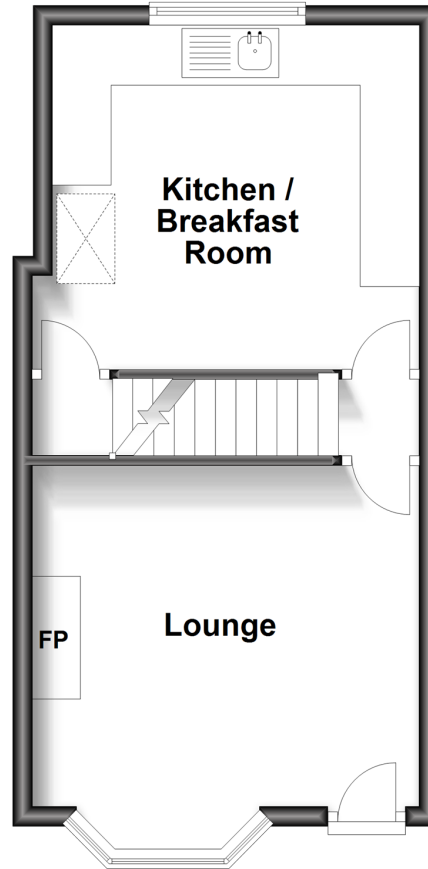
### Lower Ground Floor

Approx. 32.2 sq. metres (346.1 sq. feet)



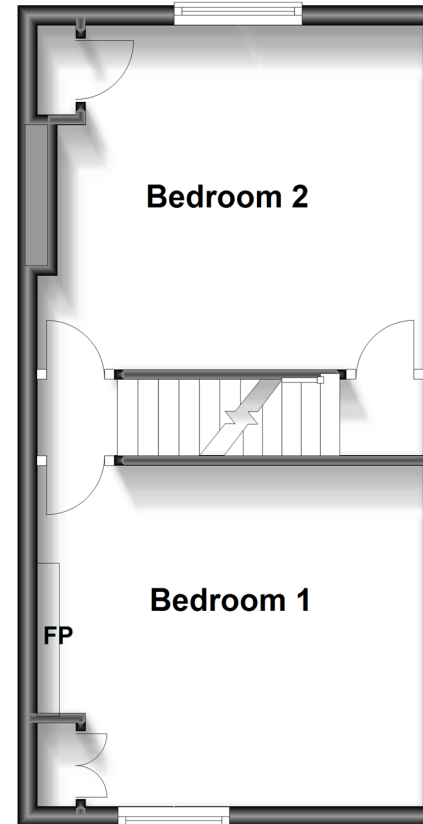
### Ground Floor

Approx. 31.6 sq. metres (339.9 sq. feet)



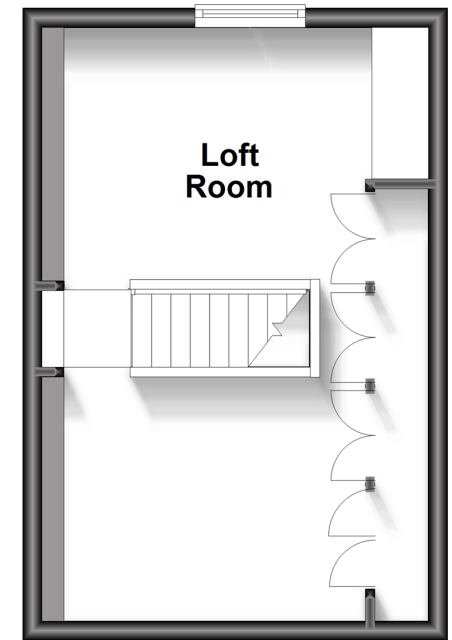
### First Floor

Approx. 31.9 sq. metres (343.2 sq. feet)



### Second Floor

Approx. 24.2 sq. metres (260.8 sq. feet)



## Accommodation

### GROUND FLOOR

Lounge: 13'8 x 13'1 (4.17m x 3.99m)

Kitchen/Breakfast Room: 13'1 x 11'5 (3.99m x 3.48m)

### LOWER-GROUND FLOOR

Hall

Living Room/Bedroom 3: 14'2 x 12'8 (4.32m x 3.86m)

Bathroom: 11'9 x 10'3 (3.58m x 3.13m)

Utility Room: 6'3 x 5'7 (1.91m x 1.70m)

### FIRST FLOOR

Landing

Bedroom 1: 13'1 x 11'5 (3.99m x 3.48m)

Bedroom 2: 13'2 x 11'6 (4.02m x 3.51m)

### SECOND FLOOR

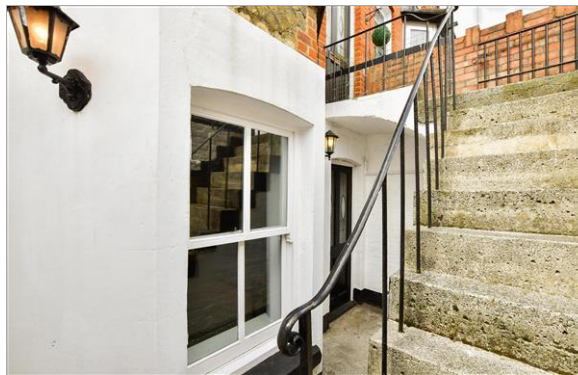
Landing

Loft Room: 20'3 x 17'3 (6.18m x 5.26m)

### OUTSIDE

L-Shaped Rear Garden

Small Front Garden



## Main features

- Spacious house with rooms laid out over 4 floors
- Useful loft room and 2nd entrance to the lower ground floor
- Unusual 'L' shaped rear garden, ideally set up for a home office/log cabin
- Easy access for the motorways and for a variety of schools
- Town centre location, a short walk from the station and shops



### Nearest Schools

Primary Schools: North Borough Junior School 0.2 miles, East Borough Primary 0.8 miles, Sandling Primary 1.2 miles

Secondary Schools: Invicta Grammar School 0.9 miles



### Transport Information

Train Stations: Maidstone East 0.5 miles, Maidstone West 1.1 miles, Maidstone Barracks 1.5 miles



### Address

Hardy Street, Penenden Heath, Maidstone, Kent ME14



### Directions

For directions to this property please contact us.



**Wards**  
Helping you move forwards

Call Maidstone Branch 01622 683737 ■ [wardsofkent.co.uk](http://wardsofkent.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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