



**Price**  
**£425,000**

**Freehold**

3x  1x  1x 

**Emsworth Grove,  
Maidstone, Kent ME14**

**OVER 60?**

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



Virtual Reality Tour available

*Wards*  
Helping you move forwards





## Main features

- Cherished family house in sought after Vinters Park
- Amazing views to rear over Vinters Valley Nature Reserve
- Ease of access for motorways and Maidstone East station
- Potential to extend (subject to planning permission)
- High performing schools, the town centre and the nature reserve are all just a short walk away

## Accommodation

### GROUND FLOOR

Hallway  
Cloakroom  
Lounge: 15'2 x 12'3 (4.63m x 3.74m)  
Dining Area: 12'4 x 9'7 (3.76m x 2.92m)  
Family Room: 9'8 x 8'8 (2.95m x 2.64m)  
Kitchen: 20'3 x 9'8 (6.18m x 2.95m)  
Store Room

### FIRST FLOOR

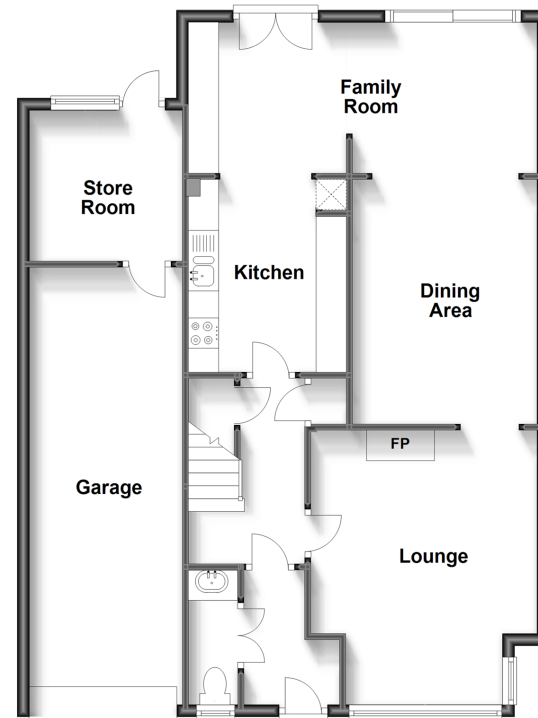
Landing  
Bedroom 1: 13'0 x 12'2 (3.97m x 3.71m)  
Bedroom 2: 12'7 x 11'6 (3.84m x 3.51m)  
Bedroom 3: 7'7 x 7'2 (2.31m x 2.19m)  
Shower Room : 8'3 x 5'5 (2.52m x 1.65m)

### OUTSIDE

Rear Garden  
Front garden  
Workshop: 8'3 x 7'3 (2.52m x 2.21m)  
Driveway  
Garage: 23'9 x 8'5 (7.24m x 2.57m)

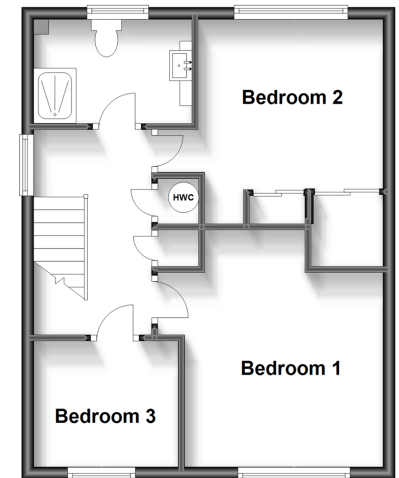
### Ground Floor

Approx. 90.1 sq. metres (969.9 sq. feet)



### First Floor

Approx. 42.6 sq. metres (458.8 sq. feet)



**Call Maidstone - 01622 683737 ■ [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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