



**Price**  
**£425,000**

**Freehold**

4x  2x  2x 

**Farleigh Lane,  
Maidstone, Kent ME16**

**OVER 60?**

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

*Wards*  
Helping you move forwards

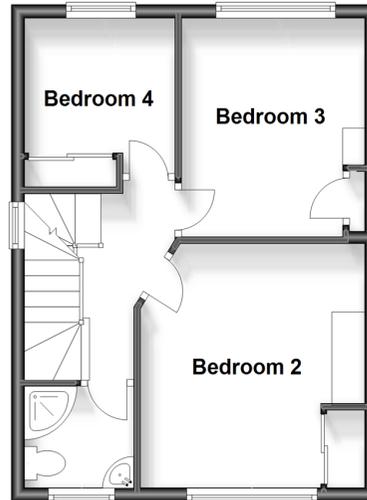
### Ground Floor

Approx. 643.3 sq. feet



### First Floor

Approx. 393.1 sq. feet



### Second Floor

Approx. 251.2 sq. feet



## Accommodation

### GROUND FLOOR

Entrance Hall

Toilet

Lounge: 14'0 into bay x 11'0 (4.27m x 3.36m)

Kitchen.Diner: 19'6 x 16'8 (5.95m x 5.08m)

Conservatory Area: 13'10 x 9'5 (4.22m x 2.87m)

### FIRST FLOOR

Landing

Bedroom 2: 11'4 x 11'0 (3.46m x 3.36m)

Bedroom 3: 11'2 x 9'10 (3.41m x 3.00m)

Bedroom 4: 7'6 x 7'5 (2.29m x 2.26m)

Shower Room

### SECOND FLOOR

Landing

Bedroom 1: 16'4 x 9'0 (4.98m x 2.75m)

Bathroom

### OUTSIDE

Rear Garden

Summer House

Front Garden

Driveway



## Main features

- Located on the outskirts of Barming
- Large rear garden complete with summerhouse/shed
- Extended on the ground floor to provide an open plan space for entertaining
- Attic room conversion complete with adjacent bathroom
- Ample off road parking, double glazing and central heating



### Nearest Schools

Primary Schools: Barming Primary 0.4 miles, West Borough Primary 0.5 miles, St Francis' Catholic Primary, Maidstone 0.9 miles

Secondary Schools: Bower Grove School 0.3 miles



### Transport Information

Train Stations: East Farleigh 0.0 miles, Barming 1.4 miles, Maidstone West 1.5 miles



### Address

Farleigh Lane, Maidstone, Kent ME16



### 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.

EPC RATING

CURRENT:	POTENTIAL:
D(65)	C(78)

13157832/20231018/SS1/DS