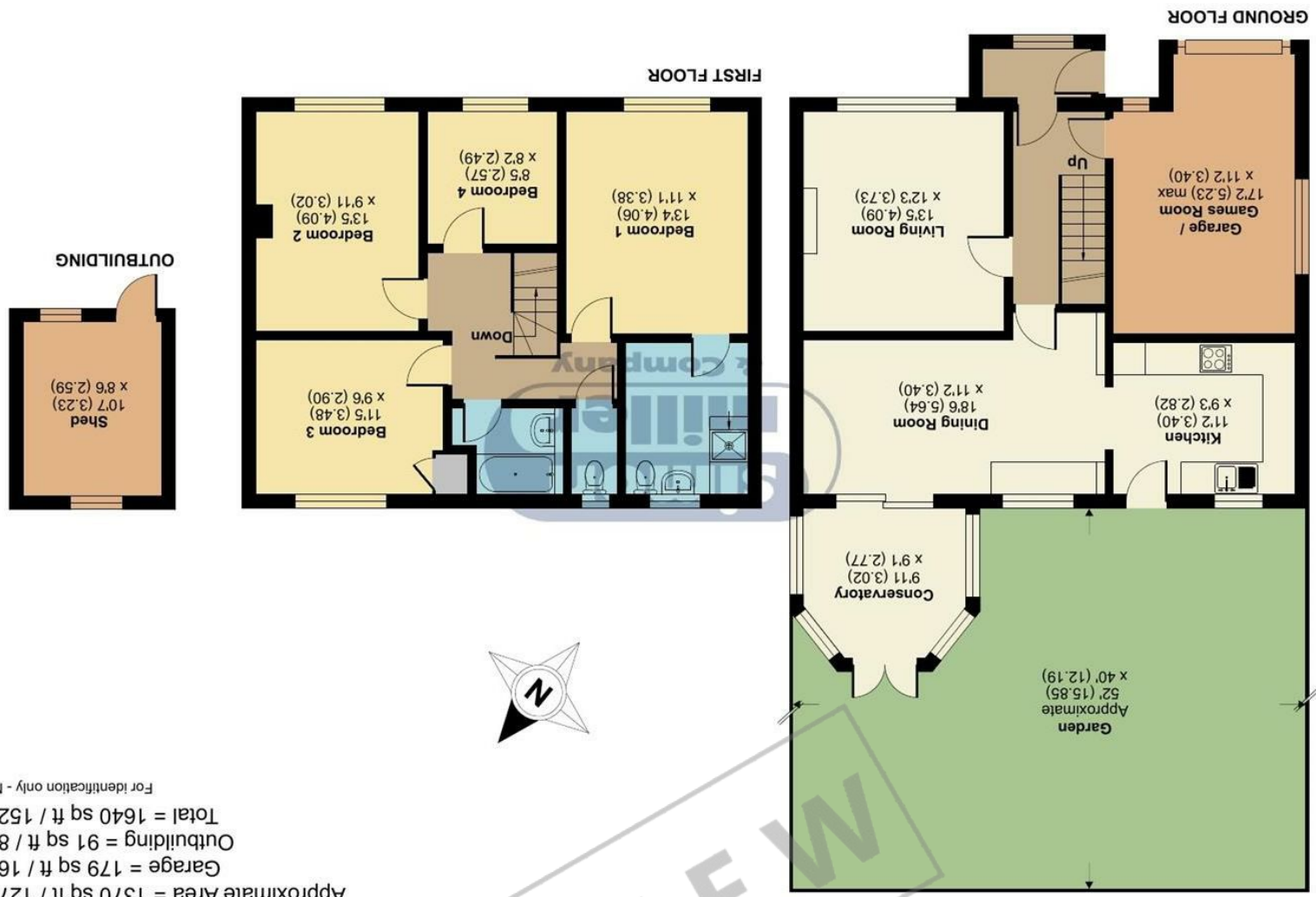


Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ndhcom 2024. REF: 1130457



Chamberlain Avenue, Maidstone, ME16

52 Chamberlain Avenue, Maidstone, ME16 8NY

**Offers Over £400,000
EPC RATING: D**





Situated On Chamberlain Avenue to the West of Maidstone is this extended four-bedroom, two-bathroom family home. The property offers spacious accommodation throughout and has the added advantage of the garage having been re-purposed as a games room. It can either remain as such or be turned back into a garage or even a home office etc.

Chamberlain Avenue is located in the suburb of Fant, which is situated approximately 1.5 miles northwest of Maidstone town centre. The area is largely residential, with a few local shops and amenities nearby. The area is well served by highly regarded primary, secondary & grammar schools.

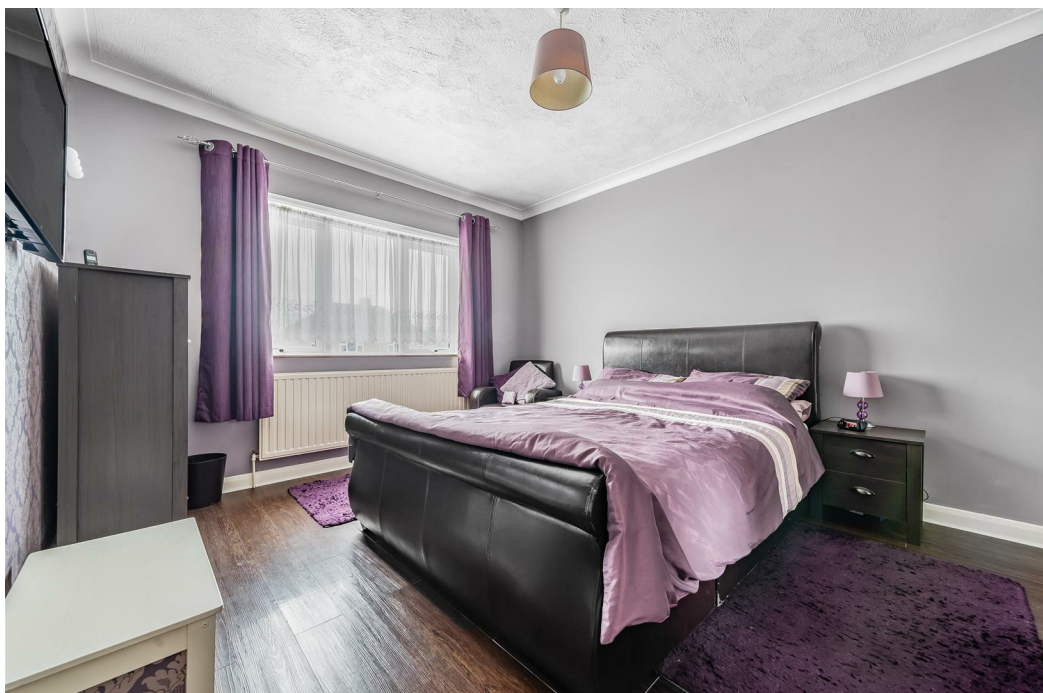
Chamberlain Avenue itself is a relatively quiet residential street, with a mix of semi-detached and terraced houses. There are several green spaces in the local area, including Gatland park, Clare park and Fant Nature Reserve, which provide pleasant areas for outdoor recreation.

The area is well-connected, with good transport links to the wider area. The M20 motorway is easily accessible, providing direct links to London and the southeast. Maidstone West train station is approximately 1.5 miles away, providing direct services to London and the coast. There is also a bus stop 50 meters away on Gatland Lane.

Overall, Chamberlain Avenue and the surrounding area of Fant offer a pleasant and convenient place to live, with good access to local amenities and transport links.

MATERIAL INFORMATION

Freehold
Council Tax Band E
EPC Report D



- Extended Four Bedroom Semi-Detached Home
- Family Bathroom and Ensuite Shower room to Master Bedroom
- Garage and Off-Street Parking
- Well Presented Rear Garden
- Easy Access To The Town Centre & Amenities
- Conservatory
- Close Distance From The River With Its Cycle & Walking Paths

Agents Note: All dimensions are approximate and quoted for guidance only. Reference to appliances, fixtures, fittings and services does not imply that they are necessarily in good condition, fit the purpose or are in working order. Interested parties are advised to obtain verification from their Solicitors as to the Freehold/Leasehold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.

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