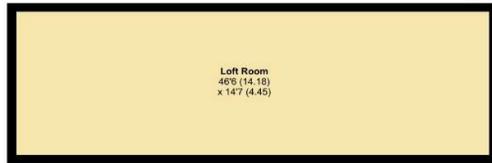


Ashford Road, Maidstone, ME17

Approximate Area = 1705 sq ft / 158.4 sq m
For identification only - Not to scale



LOFT



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS) (Revised), © nichocom 2025. Produced for Simon Miller & Company. REF: 1226637

THE STABLES

ASHFORD ROAD

LENHAM

ME17 2DT

GUIDE PRICE £500,000 - £550,000

FREEHOLD

EPC REPORT: D



VIEWING ARRANGEMENTS BY PRIOR TELEPHONE APPOINTMENT WITH THE OWNER'S AGENTS

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 for 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.



This deceptive, detached former stables benefits from being offered chain free. As you enter, the generous triple aspect lounge/dining space can be found to your right, open to the fitted kitchen, offering feature woodburning stove and vaulted beamed ceiling. From here, there is access to the exceptional 46' loft space, offering further potential, STPP. From the hall, there is a utility room, with stable door leading to the garden, with a separate shower cubicle beside the three piece family bathroom, with the hall leading to the two double bedrooms.

Property Features

- Offered Chain Free
- Detached Former Stables
- Secluded Rural Setting
- Large Mature Gardens
- Parking for Three Cars
- Gas Central Heating
- Character Features
- Bathroom and Separate Shower



Outside, there is parking for two / three cars beside the property and a timber storage shed, with gated access leading onto the mature, 100' gardens which are mainly laid to lawn, with mature shrubs and a variety of fruit trees.

The turning 'Old Shelve Farm' is actually a working farm which has agricultural machinery and HGV's using the drive, as this is the farms access and is owned by the farm, just to clarify and not to mislead potential buyers

MATERIAL INFORMATION: Freehold

Council Tax Band: E

Broadband: Standard, Superfast & Ultrafast

EPC Report: D

