

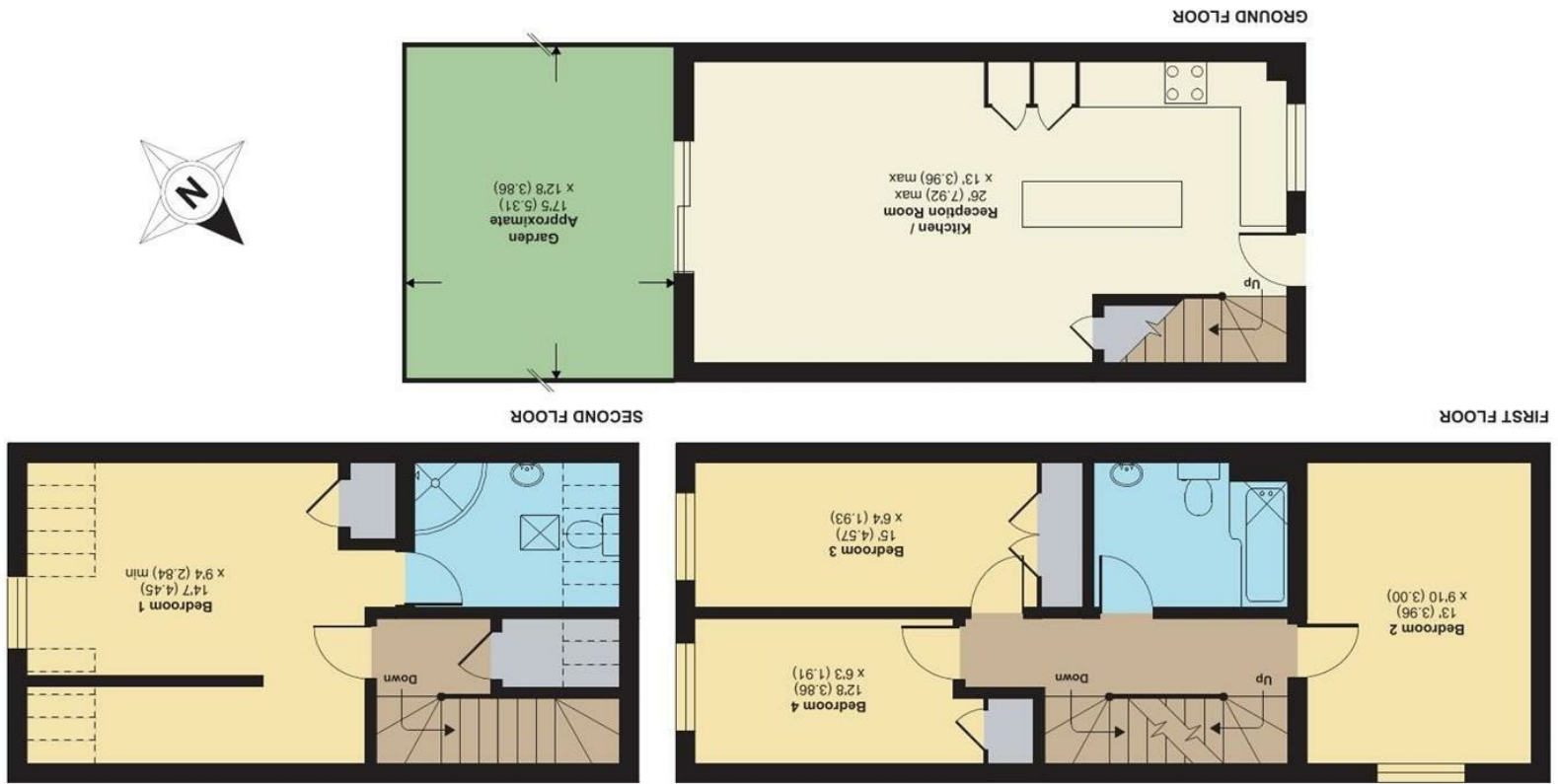


# 11 Peacock Mews, Springvale, ME16 0AW

Guide Price £325,000  
EPC RATING:

## Peacock Mews, Springvale, Maidstone, ME16

APPROX. GROSS INTERNAL FLOOR AREA 1116 SQ FT 103.7 SQ METRES (EXCLUDES RESTRICTED HEAD HEIGHT)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Simon Miller & Company are delighted to offer this immaculately presented, four bedroom, end of terrace property to the market.

Being set over three floors, the property affords spacious accommodation and benefits include: engineered oak flooring downstairs, an open-plan living/dining area with doors that open out onto the decked, low maintenance, South East facing, rear garden (with side access); and a modern integrated kitchen. This comes complete with a breakfast bar, a ceramic hob, an extractor hood, a dishwasher, a washing machine, a fridge freezer, a built in microwave, a double oven and a wine rack. Then, moving upstairs to the first floor, there are three good sized bedrooms and a family bathroom; plus, the master bedroom with an en suite shower room can be found up on the second floor. Furthermore, there is double glazing throughout, electric heating through remote controlled smart heaters.

When it comes to location, the property is ideal. Being situated so close to Maidstone town centre means it's very popular and convenient. There are good transport links located nearby; Maidstone's three train stations offer quick services into London, the motorway networks are only a short drive away and there are plenty of bus routes that serve the surrounding areas. In addition, good schools for most age groups are close to the property; plus, a vast array of shops, bars and restaurants can be found almost on your doorstep.

MATERIAL INFORMATION

Freehold  
Council Tax Band C  
EPC Report



• GUIDE PRICE £325,000 - £350,000 • Four Good Sized Bedrooms • Immaculate Presentation • Open-Plan Living Accommodation • Modern Integrated Kitchen With Breakfast Bar • Family Bathroom & En Suite To Master • Enclosed, Low Maintenance & South East Facing Rear Garden • Popular & Convenient

Location  
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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