



Approximate Area = 653 sq ft / 60.7 sq m
 Outbuilding = 114 sq ft / 10.6 sq m
 Total = 767 sq ft / 71.3 sq m
 For identification only - Not to scale

Thurnham Lane, Bearsted, Maidstone, ME14

5 FANCY ROW, THURNHAM LANE, ME14 4PL

**OFFERS OVER £375,000
 EPC RATING: D**





If a charming property and an idyllic location is high on your priority list then look no further. This superb characterful period cottage is situated backing onto some of Kents best countryside with commanding views of the Downs and also being a stone's throw from all the amazing facilities that Bearsted has to offer. The property retains much of its original character and charm and for those looking for a quintessential English cottage then look no further. Offered in good condition throughout the property has two bedrooms, two bathrooms, reception room, modern fitted kitchen and, off street parking for two cars. The property also has two gardens. The first part is hard standing with a newly build Garden room that could be used as a gym or home office. The second part of the rear garden is also hard standing to allow for 2 parking spaces.

The property is ideally situated only a short distance from Bearsted village green which during the summer months plays host to all manner of events to include cricket matches, classic car shows, farmers markets and a music festival. The green is also served by well regarded pubs, restaurants and shops and the village has its own 18 hole parkland golf course within walking distance. Mainline Rail services offer convenient access to Ashford International, and to the Capital in under an hour whilst the M20 and M2 motorway networks enable additional access to London, the Channel Tunnel and the Kent coast, adding yet further practicality to this convenient location.

MATERIAL INFORMATION

**Freehold
Council Tax Band (C)
EPC Report (D)**



- **CHARMING PERIOD COTTAGE IN IDYLIC LOCATION, CLOSE TO CENTRAL BEARSTED**
- **IMMACULATELY PRESENTED THROUGHOUT**
- **EXTERNAL GARDEN ROOM**
- **FIRST FLOOR BATHROOM AND GROUND FLOOR SHOWER ROOM**

- **TWO BEDROOMS**
- **TWO SEPARATE GARDENS WITH PARKING**
- **CLOSE TO MAINLINE STATION**

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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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