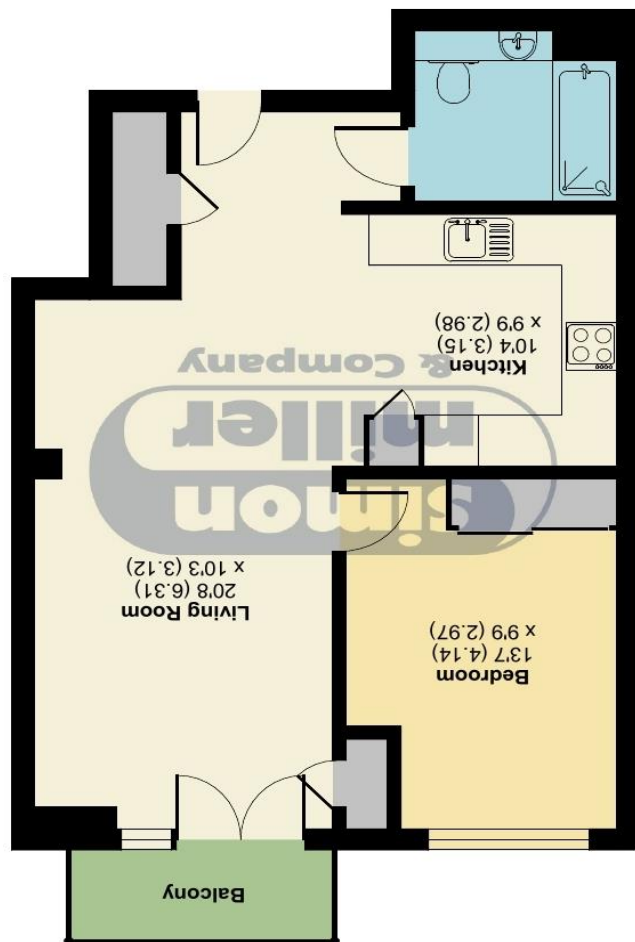


THIRD FLOOR



Approximate Area = 596 sq ft / 55.4 sq m
For identification only - Not to scale

Amphion Place, Rosalind Drive, Maidstone, ME14

FLAT 37, AMPHION PLACE, ROSALIND DRIVE, ME14 2FN

ASKING PRICE £220,000

EPC RATING: B





Simon Miller & Company are delighted to offer to the market this immaculate modern one-bedroom apartment at Amphion Place on Rosalind Drive in Maidstone. This is part of the Springfield development. The apartment is finished to an exceptional high standard throughout.

Access to the property is through a secure entry phone system with both stairs and lift access to all floors. The large open plan living/dining room and kitchen is spacious and room for both a seating and dining area and double patio doors open onto a good size balcony with views across the river to Whatman Park.

The contemporary kitchen has an oven and hob, a washer/dryer a dishwasher and a fridge/freezer and several extra double sockets fitted.

The sink has an instant hot water tap and filtered cold water and a soap dispenser. The large spacious double bedroom has a mirrored double fitted wardrobe.

The stylish bathroom has a shower over the bath. Both tap and shower controls are digitally set and the mirror has lights and a de-misting function. The property also comes with allocated parking. The property further benefits from fibre optic and pets are allowed.

Amphion Place is ideally located 1 mile from Maidstone town centre with access to shops, supermarkets and schools all within easy reach.

Local train services in Maidstone are operated by South Eastern rail. Maidstone East, Maidstone West and Maidstone Barracks are the three stations in the central area of Maidstone. The Maidstone East Line runs between Ashford to London Victoria. Maidstone West has four High Speed Rail Link trains run each way per day operating between Maidstone West and St Pancras via Strood and Gravesend. Trains from here also run to Paddock Wood.

MATERIAL INFORMATION

Leasehold
996 Years
Ground Rent & Service Charge: £960.00 p/a
Council Tax Band (C)
EPC Report (B)



- MODERN APARTMENT
- ONE BEDROOM
- CLOSE TO LOCAL SCHOOLS AND SHOPS
- OFF ROAD PARKING
- CLOSE TO M20 MOTORWAY LINKS

- MODERN FITTED KITCHEN
- MODERN BATHROOM
- BALCONY
- CLOSE TO MAIDSTONE TRAIN STATION

WA3083 140423M

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.

11 COLMAN HOUSE, COLMAN PARADE, KING STREET, MAIDSTONE, ME14 1DJ