



Lodge Gardens, Ulcombe, Maidstone, ME17  
Approximate Area = 1023 sq ft / 95 sq m  
For identification only - Not to scale

12 Lodge Gardens, Maidstone, ME17 1DZ

Guide Price £260,000  
EPC RATING: E





In need of some updating, this three bedroom, mid terraced home is located in this quiet village cul de sac and benefits from being offered chain free. With a spacious living room to the front and kitchen/breakfast room beyond, the property also benefits from a generous conservatory addition to the rear. Upstairs, the property offers three bedrooms, served by a three piece bathroom suite.

Outside, there is a path from the communal parking area to the front door with lawn beside, whilst to the rear, a lawned garden with raised bed and brick outbuilding, with a rear access pathway leading to the side.

The quiet village of Ulcombe offers a local primary school with the popular Pepper Box Inn within easy walking distance and the 'Who'd a Thought it' Pub and restaurant a short drive away. Located only 3.5 miles from the larger village of Headcorn, here, there is a range of independent shops and restaurants, Doctors' surgery, Post Office, Sainsburys Local, Costa Coffee and Mainline Train Station with regular services into London. As an alternative, Lenham village, only 4.5 miles away offers an eclectic mix of shops and cafes, Co-Op Supermarket, Post Office and another Mainline Train Station with regular services into London.

MATERIAL INFORMATION

Freehold  
Council Tax Band C  
EPC Report E



- GUIDE PRICE £260,000 - £270,000 • Offered Chain Free, Three Bedroom Mid Terraced Home • Spacious Lounge • Conservatory Addition • Kitchen/Breakfast Room • Village Cul De Sac Location • Communal Parking to the Front • In Need of Some Updating

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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