



Sendles Field

Maidstone | ME15 8YR



REAL ESTATE

ESTATE AGENCY : REDEFINED

Sendles Field

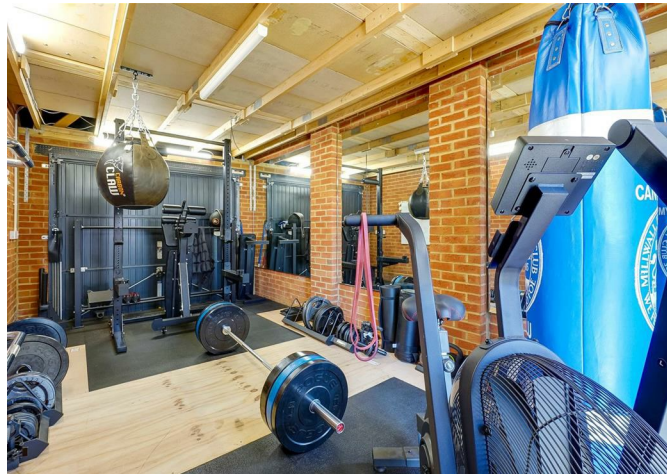
Otham, Maidstone, ME15 8YR

Sendles Field, is an attractive three bedroom link-detached new build house; that boasts an open and airy living space, under floor electric heating to the ground floor, generous south facing garden, garage with off-road parking for two cars and en suite to the master bedroom. Well-maintained and improved the current owners have hugely added to the property since they purchased it in 2020.

Situated on a development of new homes in Otham, just three miles from Maidstone and its vibrant leisure, retail and restaurant amenities, Sendles Field offers the advantages of both countryside and town living. The family friendly development, offers a number of well-regarded schools in the local

- Modern Link Detached house
- South Facing Rear Garden
- Stunning Kitchen
- Attractive Bathroom, en suite and WC
- Parking for two cars
- Family friendly area
- Open Day
- Council Tax Band D
£2048.04

Offers Over £440,000



Entrance Hall

Garage/Gym

19'3" x 9'8" (5.878 x 2.968)

Lounge

17'3" x 10'4" (5.280 x 3.171)

Cloakroom WC

Master Bedroom

9'6" x 14'2" (2.920 x 4.326)

En Suite

4'3" x 4'3" (1.315 x 1.303)

Bedroom Three

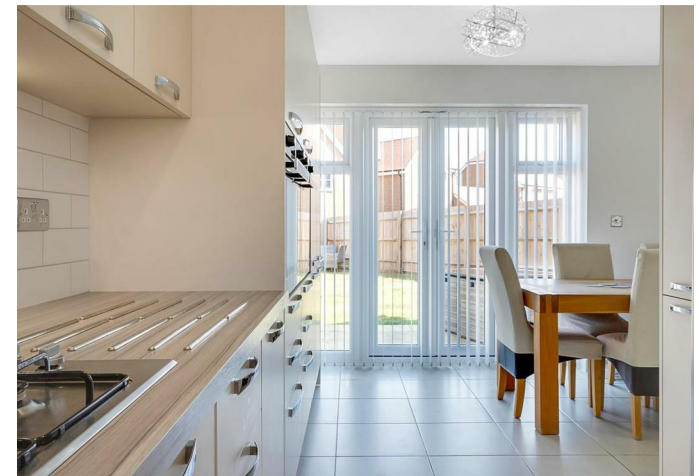
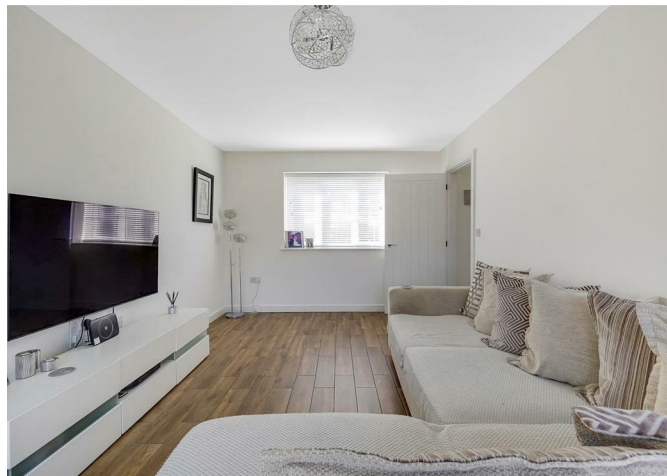
10'6" x 5'7" max measurements (3.21 x 1.714
max measurements)

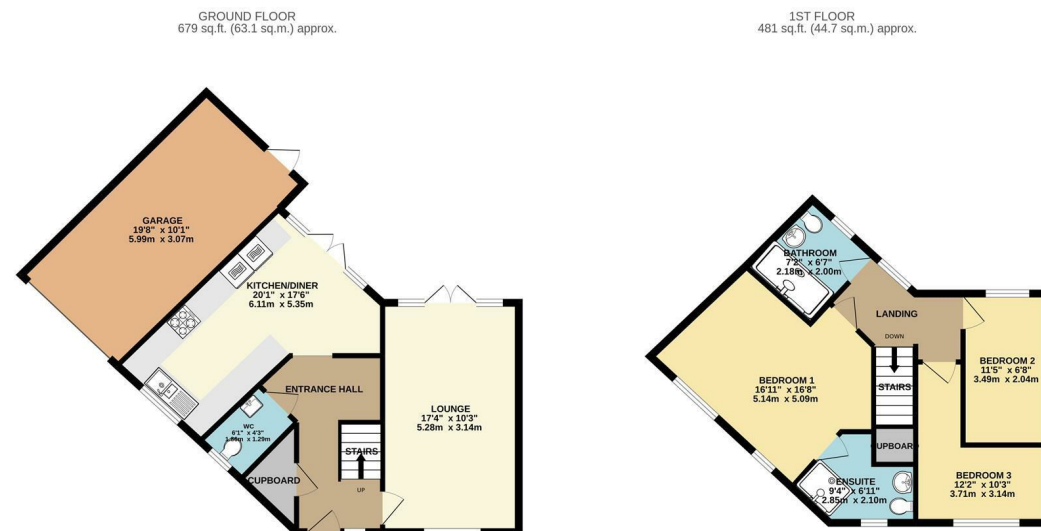
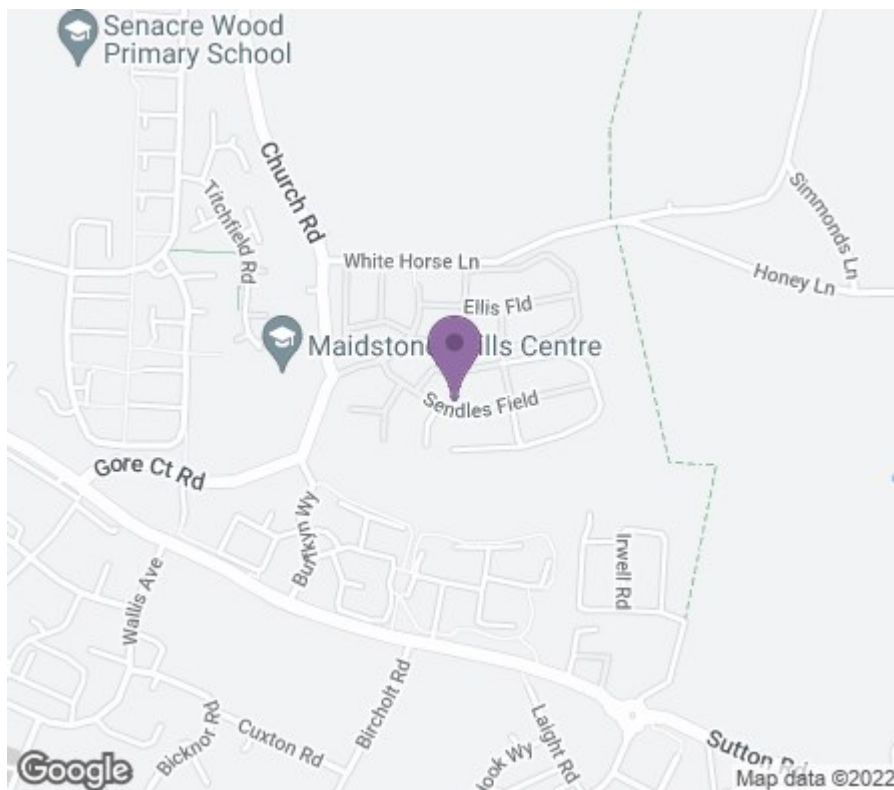
Bedroom Two

6'8" x 11'5" (2.037 x 3.494)

Family Bathroom

5'6" x 5'1" (1.692 x 1.574)





TOTAL FLOOR AREA: 1161 sq.ft. (107.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



CR Real Estate endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.