



# Ballens Road

Lordswood | Kent | ME5 8PG



# Ballens Road

Lordswood, Kent, ME5 8PG

£600,000

Freehold

This attractive Four/Five bedroom detached home presents an idyllic blend of spaciousness and modern comfort.

## Benefitting from:

- Impressive Four/Five bedroom detached home
- Versatile layout
- In excess of 2300 sq. ft
- High end finish throughout
- Great commuter links
- A must view!
- Council Tax: D
- EPC Rating: D



## Accommodation

### Ground Floor

#### Entrance Porch

**Lounge** 5.6m x 5.03m (18'4" x 16'6")

**Kitchen** 4.83m x 4.14m (15'10" x 13'7")

**Dining Room** 5.74m x 4.83m (18'10" x 15'10")

**Reception Room/Bedroom Five** 3.15m x 2.34m (10'4" x 7'8")

**Utility Room** 1.68m x 1.35m (5'6" x 4'5")

#### W/C

### First Floor

**Bedroom One** 6.07m x 5.03m (19'11" x 16'6")

#### Ensuite Bathroom

**Bedroom Two** 4.6m x 3.76m (15'1" x 12'4")

**Bedroom Three** 4.55m x 3.43m (14'11" x 11'3")

**Bedroom Four** 4.2m x 3.5m (13'9" x 11'6")

#### Bathroom

## Exterior

Garage to rear with driveway to front

Laid to lawn wrap round garden

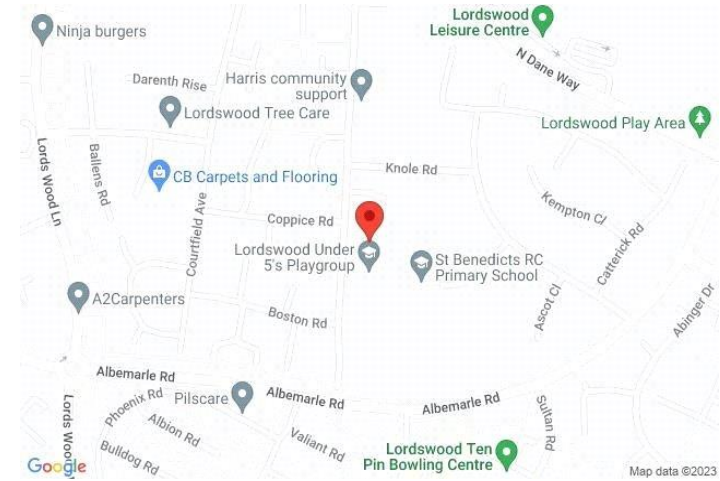




Council Tax - D

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## Important Notice

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## Location



\*All distances from the ME5 8EH postcode . Train time from Maidstone East station.

(All distances & times are approximates)

## FOR MORE INFORMATION CONTACT US TODAY.

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**Ground Floor**  
Approx. 1302.9 sq. feet



**First Floor**  
Approx. 1042.9 sq. feet



Total area: approx. 2345.8 sq. feet

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