



Wykehurst 168 Ashford Road
Bearsted, Maidstone
ME14 4NB
£1,195,000

**Wykehurst
168 Ashford Road
Bearsted
Maidstone
ME14 4NB**

5 double bedrooms, 3 en-suites, 3 reception rooms, generous front and rear gardens, detached garage, outside gym / potential for home office.



Description

A stunning example of Tudor revival architecture originally built in the 1930s to which the present owners have added an amazing extension. Set well back from the road approached by automatic gates and set in two thirds of an acre, backing on to farmland with rolling rural vistas. Over the last 12 years the improvements have been extensive, creating the fabulous family home we find today. The delightfully proportioned rooms are well decorated in designer wallpapers with many of the original architectural features retained. Set amidst luxuriously appointed bathroom and ensuites together with an exceptional open plan kitchen dining family room featuring bi-folding doors onto the south facing terrace with infinity views. The property extends to just under 3,000 sq ft and benefits from gas fired central heating via radiators with underfloor heating in the extension, double glazed windows and solid oak internal doors throughout. Agents Note: We understand from the vendors that there is a restrictive covenant placed upon the title of Wykehurst precluding redevelopment of any part of the garden for residential or commercial use however this would not prevent alterations or additions to the existing property.

Location

Located in a well established and convenient non-estate position, close to a good selection of local amenities on the Ashford Road, within a quarter of a mile, with shops and Tesco Express, post office, chemist and medical centre. The village also boasts a beautiful village green, flanked gastro pubs and a mainline railway station (15 minutes walk) connected to London. To the east of the village is the Woodlands Trust (with an entrance across the Ashford Road from the property) with it's 26 acres of amenity land for all to enjoy. Maidstone town centre maybe easily accessed by regular bus services from the Ashford Road and is some two miles distant. The County town offers a wider selection of amenities including two museums, theatre, County library and two further railway stations connected to London. To the east of the County town is Mote Park, with it's 450 acres, boating lake, leisure centre and municipal swimming pool. The M20/A20/M2/M25 and M26 motorways are also close by and offer direct vehicular access to both London and The Channel Ports.

Council Tax Band

G

VIEWINGS STRICTLY BY APPOINTMENT

Agents Note: All Properties for sale have a property information questionnaire completed by the vendors, which is available upon request.



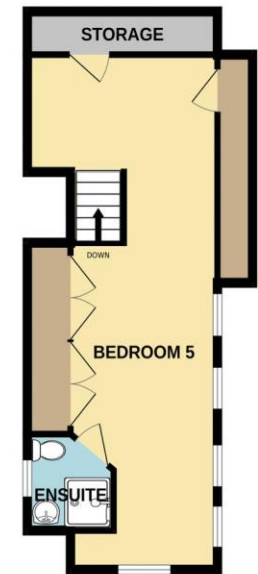
GROUND FLOOR
1676 sq.ft. (155.7 sq.m.) approx.



1ST FLOOR
887 sq.ft. (82.4 sq.m.) approx.



2ND FLOOR
406 sq.ft. (37.7 sq.m.) approx.



TOTAL FLOOR AREA : 2968 sq.ft. (275.8 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.
Made with Metropix ©2024



ON THE GROUND FLOOR

Pillared Entrance Canopy

Double entry doors, entrance vestibule. Beautiful half glazed entrance door and fan light with stained leaded lights.

Reception Hall

Herringbone oak flooring, pillared radiator, magnificent panelled walls to plate shelf height, decorative architraves, staircase to first floor with decorative balustrade and newel post, under stairs storage cupboard with modern consumer unit.

Lounge 14' 2" (into Bay) x 13' 0" (4.31m x 3.96m)

Curved radiator, fire surround with conceptual register fireplace and bay window to front.

Dining Room 16' 5" (into Bay) x 13' 0" (5.00m x 3.96m)

Curved radiator, oak fire surround with conceptual register fireplace, double aspect windows, French shutters.

Kitchen / Breakfast Room 26' 4" x 18' 1" (8.02m x 5.51m)

Comprehensively fitted with a contemporary range of units featuring curved corner cabinets with white high gloss drawer and door fronts with matching working surfaces and upstand. Mosaic tiled splashbacks, feature island unit with 5 burner hob, wine cooler, one and a half bowl Franke sink, two Siemens conventional ovens, one microwave oven and one steam oven. Integrated Neff dishwasher, under counter Semens refrigerator. Oak flooring, recessed low voltage lighting, oak counter top dividing unit and breakfast bar. Window to side with fitted French shutters. Wide access to

Open Plan Family Room 26' 2" x 15' 6" (7.97m x 4.72m)

Continuous oak flooring, 8 Velux windows bathing the room in light with extensive bi-folding doors onto the Indian sandstone sun terrace, southern aspect. Under floor heating.

Rear Lobby

With door to garden, walk-in boiler room with Vaillant gas fired boiler and fully pressurised hot water system.

Cloakroom

White contemporary suite with wash hand basin, integrated cupboard beneath, mixer tap and mosaic tiled splashbacks. Low level WC, chromium plated heating towel rail.

Utility Room 10' 1" x 9' 9" (3.07m x 2.97m)

Extensive range of built-in cupboards and drawers with oak block working surfaces. Deep glazed sink with chromium mixer, range of high and low level cupboards, ceramic tiled floor, plumbing for washing machine, space for fridge freezer and tumble dryer. Window to side, metro tiled splashbacks, recess low voltage lighting.

ON THE FIRST FLOOR

Landing 16' 5" x 13' 4" (5.00m x 4.06m)

Beautiful stained leaded light window to front with decorative glass, two radiators, timber balustrade and newel post, door and staircase to second floor.

Bedroom 1 13' 4" x 13' 0" (4.06m x 3.96m)

Bay window over looking rear garden enjoying stunning views over the rear garden and countryside beyond, southern aspect, air conditioning unit, radiator, built-in wardrobe cupboards, en-suite.

En-suite

White contemporary suite, with chromium plated fittings, shower cubicle, wash hand basin, low level WC, fully tiled walls, featuring mosaic tiled panels, ceramic tiled floor, window overlooking rear garden, chromium plated heated towel rail.

Bedroom 2 16' 4" (into Bay) x 13' 4" (4.97m x 4.06m)

Radiator, double aspect windows with French shutters.

Bedroom 3 (Guest Bedroom) 14' 3" x 12' 10" (4.34m x 3.91m)

Range of built in wardrobe cupboards, radiator, bay window to front, en-suite.

En-suite Shower Room

White contemporary suite, chromium plated fittings, shower cubicle, wash hand basin with mixer tap, low level WC, heated towel rail, ceramic tiled floor, fully tiled walls, with mosaic tiled panel.

Bedroom 4 12' 0" (into Bay) x 10' 6" (plus wardrobes) (3.65m x 3.20m)

Extensive range of built-in bedroom furniture, two double wardrobes, drawer unit, bay window overlooking rear garden, stunning views, southern aspect and radiator.



Family Bathroom

White contemporary suite, chromium plated fittings, panelled bath, mixer tap and hand shower, backlit display niche, bowl sink with mixer tap, shower cubicle, low level WC, chromium plated heated towel rail, fully tiled walls with mosaic panels.

ON THE SECOND FLOOR

Bedroom 5 30' 4" x 12' 0" (9.24m x 3.65m)

Air conditioning unit, 4 Velux windows with fitted blinds, porthole window overlooking the rear garden, stunning views, range of built-in wardrobe cupboards, eaves storage cupboards, radiator, and en-suite shower room.

En-Suite Shower Room

White contemporary suite, shower cubicle, wash hand basin, low level WC, radiator, Velux window, tiled walls and flooring.

Outside

The property is set well back from the road on a plot of approximately 2/3s of an acre. Brick boundary wall and automatic entry gates. Sweeping gravel drive with ample parking for numerous vehicles. Detached garage with attached store room. The front garden is 100 feet long. The rear garden is a particular feature, with an extensive Indian sandstone sun terrace adjacent to the house, with plate glass balustrade, shallow steps lead to the extensive lawn. Fenced boundaries, southern aspect with infinity views beyond the adjacent farmland and rolling landscape beyond. The rear garden measures at 210 feet long by 75 feet. Recently constructed gym which could be used as a separate home office, 12 feet by 7.9 feet with attached pergola and hot tub. Substantial timber garden shed. Further large timber workshop with electric light and power.

Directions

From our Bearsted office proceed in a southerly direction into Yeoman Lane, passing the village green on the left hand side, at the junction with the Ashford Road turn left and Wykehurst will be found some distance along on the left hand side, as indicated by our sign board.





SALES OFFICES
01622 671200



sales@ferrisandco.net
www.ferrisandco.net



Penenden Heath Parade,
Penenden Heath, Maidstone, Kent ME14 2HN

