



**1 Farm Cottages Old School Lane, Maidstone, Kent, ME15 8FF**  
**Offers in excess of £435,000**

A superb opportunity to purchase this charming Grade II listed 15th century cottage situated adjacent to Mote Park. Originally half of a Wealden Hall House & believed to date back to the 1460's, this gem of a home is located down a private no through road. As you approach the front door, you will be greeted by some "Ashlar Stones", believed to have originally come from a monastery that Henry VIII knocked down whilst in reign. The accommodation does not disappoint with a large lounge/diner with a beautiful inglenook fireplace with fitted log burner & original bread oven. There is a large cellar beneath. On the first floor, you will find three bedrooms & a bathroom, complete with latch doors & beams. The gardens are a distinct feature & need to be seen to be appreciated. Location is key here, with 450 acres of beautiful parkland on your doorstep, whilst still being within a relatively short distance of the town centre. Internal viewing of this charming property is highly recommended. EPC exempt. Contact Page & Wells on 01622 756703



## Ground Floor

### Lounge/Diner 19'5 x 18'4 (5.92m x 5.59m)

Stunning inglenook fireplace with log burner & original bread oven, access to garden & trap door to cellar.

### Kitchen 9'7 x 7'7 (2.92m x 2.31m)

Range of wall & base units with work surface over, space for cooker & slimline dishwasher.

## Cellar

## First Floor

### Bedroom One 14' x 10'3 (4.27m x 3.12m)

Window to rear, beamed ceiling.

### Bedroom Two 10' x 10' (3.05m x 3.05m)

Beamed ceiling, window to front.

### Bedroom Three 9'1 max x 6' max (2.77m max x 1.83m max)

Window to front, built in bed.

## Bathroom

## Externally

There are ample off road parking facilities to the front & a superb garden to the rear.

## Viewing

Viewing strictly by arrangements with the Agent's

Head Office:

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