



Yalding Hill, Maidstone, ME18 6JB
Guide Price £800,000 - £850,000

****GUIDE PRICE £800,000 TO £850,000**BEAUTIFULLY PRESENTED GRADE II LISTED GEORGIAN HOME SET WITH A GENEROUS PRIVATE PLOT IN THE HEART OF THE DESIRABLE VILLAGE OF YALDING**

This striking detached property offers approximately 2,400 sq. ft. of elegant accommodation, combining impressive period features with modern-day practicality.

The home enjoys an elevated position and superb kerb appeal, with gardens wrapping around the property to create a wonderful sense of privacy. Inside, the accommodation is bright, spacious and thoughtfully arranged.

The ground floor offers excellent versatility, including a superb double reception room providing defined sitting and dining areas, with French doors leading to the orangery-style conservatory. To the front is a welcoming study, ideal for home working. A charming breakfast room with feature fireplace and stove opens into the kitchen, with a small inner lobby giving access to the cloakroom. There is also a spacious cellar.

Upstairs, the property offers four well-proportioned bedrooms. The principal bedroom features its own en-suite shower room, while the remaining bedrooms are served by a generous family bathroom, complete with a period-style suite in keeping with the character of the home.

Outside, the gardens are a real highlight, surrounding the property and offering a choice of seating and entertaining areas. A large driveway leads to a substantial stable-style building, currently used as a garage with additional space above, providing excellent storage or potential for further use (subject to any necessary consents).

Yalding is a quintessential Kent village, rich in history and character. The property is just a short stroll from the village centre, which offers local shops, pubs and restaurants. The village also benefits from a train station and convenient access to major road links, making it ideal for those needing good transport connections while enjoying a rural village setting.



TO THE GROUND FLOOR

Entrance Hall

Study 9'10 x 9'9 (3.00m x 2.97m)

Dining Room 13'2 x 12'2 (4.01m x 3.71m)

Living Room 13'2 x 12'3 (4.01m x 3.73m)

Conservatory 13'10 x 12'6 (4.22m x 3.81m)

Kitchen 12'1 x 9'4 (3.68m x 2.84m)

Breakfast Area 14'2 x 11'6 (4.32m x 3.51m)

FIRST FLOOR

Main Bedroom 12'2 x 11'10 (3.71m x 3.61m)

Ensuite

Bedroom 2 17'10 x 11'10 (5.44m x 3.61m)

Bedroom 3 13'1 x 12'6 (3.99m x 3.81m)

Bedroom 4 14'7 x 9'7 (4.45m x 2.92m)

Family Bathroom

LOWER GROUND FLOOR

Cellar 17'6 x 12'8 (5.33m x 3.86m)

EXTERNALLY

Garage 15'8 x 17'7 (4.78m x 5.36m)

Beautiful Gardens

