



Are you looking for a quiet life in the Village of Hextable, then this two bedroom maisonette immediately available could be for you. Located close to local shops and park your earliest viewing is highly recommended.

£1,300 Per month



  
**Hazell Holland**  
SALES & LETTINGS

Plantation Road  
Hextable  
Kent  
BR8 7SB

### Entrance Hall

### Inner Hallway

### Lounge

12'2 x 9'6 (3.71m x 2.90m)  
Carpet.

### Kitchen

8' x 7'4 (2.44m x 2.24m)  
Washing machine. Under counter fridge/freezer.

### Bathroom

8' x 4'8 (2.44m x 1.42m)  
Vanity hand wash basin. Panel bath with shower mixer tap.

### Separate W.C.

5' x 2'6 (1.52m x 0.76m)  
Low level w.c.

### Bedroom Two

12' x 10' (3.66m x 3.05m)  
Carpet Fitted wardrobes and cupboards.

### Landing

### Bedroom One

13'5 x 13'2 (4.09m x 4.01m)  
Carpet. Eaves cupboards.

### Parking

Two spaces available.



2



1



1



C





Hazell Holland offer in Hextable Village, this spacious split level conversion Maisonette on Plantation Road with accommodation comprising entrance hall, lounge, kitchen with washing machine and fridge, bathroom, separate w.c, two double bedrooms and parking for two cars via driveway.

The location is particularly appealing, as it is situated conveniently to the quaint local shops of Hextable village, where you can enjoy a variety of amenities. For those who appreciate the outdoors, the nearby park offers a wonderful opportunity for leisurely walks or picnics in the fresh air.

Accessibility is another highlight of this property, with easy access to the A2, making commuting to nearby towns and cities a breeze. Additionally, the renowned Rowhill Grange is close by, providing a luxurious spa experience and fine dining options for those special occasions.

This flat conversion presents an excellent opportunity for anyone looking to settle in a vibrant community while enjoying the comforts of modern living. With its appealing features and prime location, this property is not to be missed.

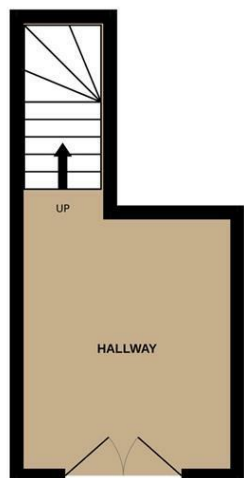
DEPOSIT - 5 WEEKS RENT £1,500.00

HOLDING DEPOSIT £300.00

PROSPECTIVE TENANTS WILL BE REQUIRED TO BE EARNING A MINIMUM TOTAL INCOME OF £39,000 PER ANNUM TO SHOW AFFORDABILITY FOR THIS PROPERTY. GUARANTORS WILL BE REQUIRED TO SHOW A MINIMUM TOTAL INCOME OF £46,800



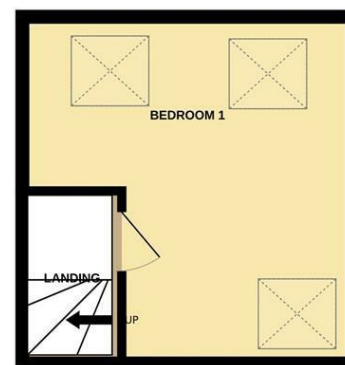
GROUND FLOOR  
62 sq.ft. (5.8 sq.m.) approx.



1ST FLOOR  
422 sq.ft. (39.2 sq.m.) approx.

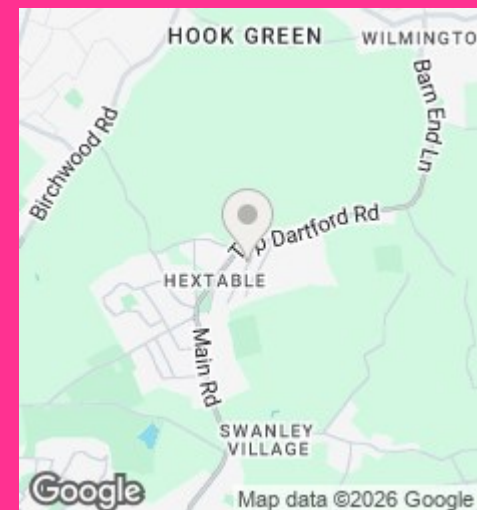
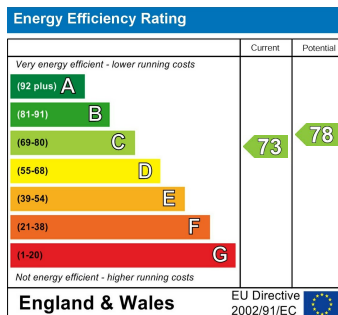


2ND FLOOR  
183 sq.ft. (17.0 sq.m.) approx.



TOTAL FLOOR AREA : 667 sq.ft. (62.0 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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