



**Price**  
**£425,000**

**Freehold**

5x  2x  3x 

**The Street,  
Woodnesborough, Kent,  
CT13**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards





## Main features

- **Extended property with a large conservatory**
- **Ground floor cloakroom and large entrance hall**
- **Sought after village location with transport links nearby**
- **Comes with an easy to maintain garden and off to road parking to the rear**
- **Substantial family home packed with character features**

## Accommodation

### GROUND FLOOR

Entrance Hall  
 Lounge : 25'3 x 11'9 (7.70m x 3.58m)  
 Dining Room : 25'3 x 10'0 (7.70m x 3.05m)  
 Kitchen : 13'7 x 11'5 (4.14m x 3.48m)  
 Downstairs Cloakroom  
 Conservatory : 17'11 x 16'6 (5.46m x 5.03m)

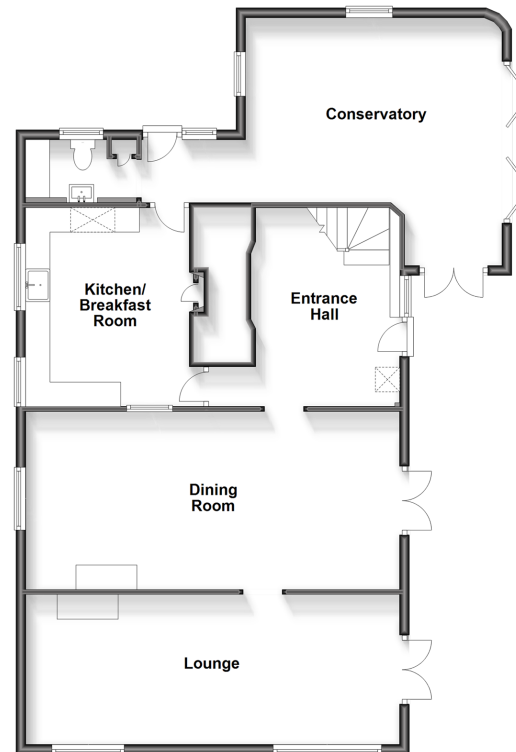
### FIRST FLOOR

Landing  
 Bedroom 1: 13'9 x 11'8 (4.19m x 3.56m)  
 Study/Bedroom 5: 11'10 x 9'10 (3.61m x 3.00m)  
 Bedroom 3: 11'10 x 11'7 (3.61m x 3.53m)  
 Bedroom 2: 14'5 x 10'0 (4.40m x 3.05m)  
 Bedroom 4: 10'7 x 9'11 (3.23m x 3.02m)  
 Bathroom

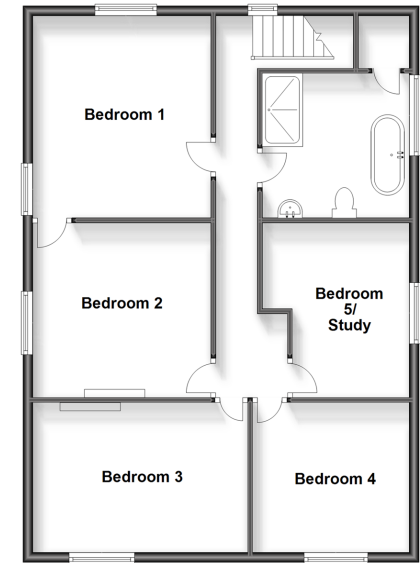
### OUTSIDE

Rear Garden  
 Off Road Parking

**Ground Floor**  
 Approx. 112.7 sq. metres (1213.4 sq. feet)



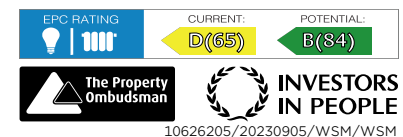
**First Floor**  
 Approx. 84.0 sq. metres (904.1 sq. feet)



**Call Deal - 01304 361420 ■ wardsofkent.co.uk**

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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