



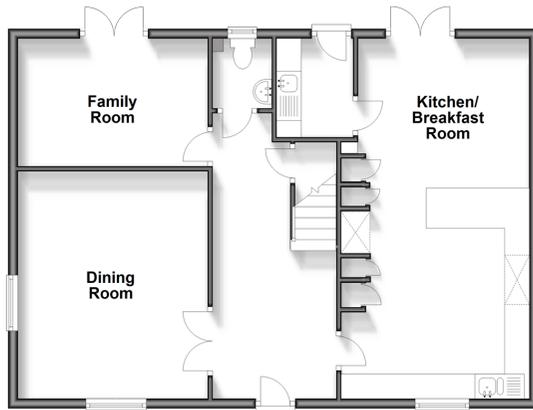
**Guide Price**  
**£1,000,000**  
**Freehold**

6x  2x  2x 

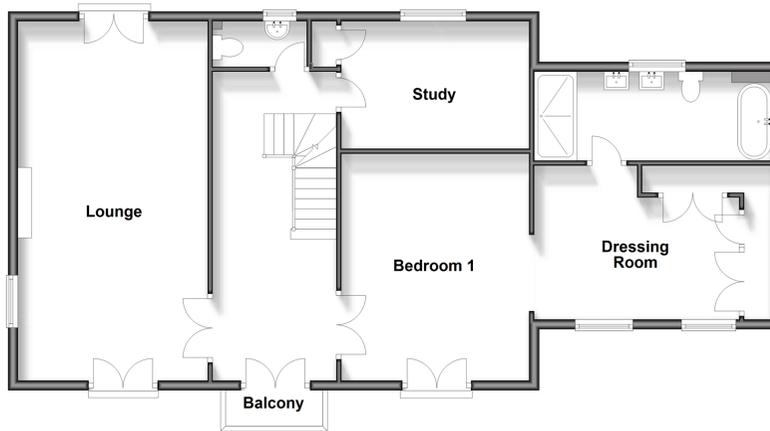
Greensleeves Way, Kings Hill, West  
Malling, Kent, ME19

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Helping you move forwards

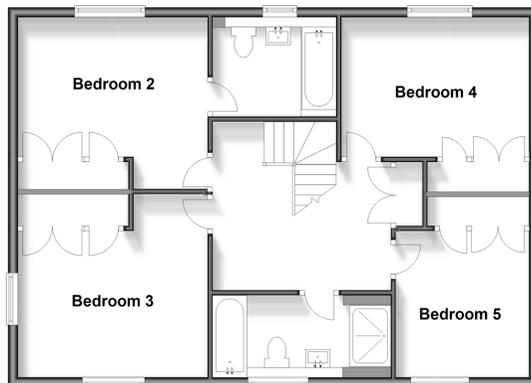
**Ground Floor**  
Approx. 76.1 sq. metres (819.0 sq. feet)



**First Floor**  
Approx. 101.5 sq. metres (1092.9 sq. feet)



**Second Floor**  
Approx. 77.4 sq. metres (832.6 sq. feet)



## Accommodation

### GROUND FLOOR

- Reception Hall: 19'0 x 8'2 (5.80m x 2.49m)
- Dining Room: 15'1 x 12'8 (4.60m x 3.86m)
- Family Room: 15'1 x 12'8 (4.60m x 3.86m)
- Kitchen/Breakfast Room: 12'8 x 4'2 (3.86m x 1.27m)
- Utility: 6'4 x 5'2 (1.93m x 1.58m)
- Cloakroom

### FIRST FLOOR

- Landing
- Separate WC
- Bedroom 1: 15'9 x 12'7 (4.80m x 3.84m)
- Dressing Room: 10'4 x 6'11 (3.15m x 2.11m)
- En-Suite Bathroom
- Study: 12'7 x 8'0 (3.84m x 2.44m)
- Lounge: 24'1 x 12'8 (7.35m x 3.86m)

### SECOND FLOOR

- Landing
- Bedroom 2: 12'10 x 11'11 (3.91m x 3.63m)
- En-Suite Bathroom
- Bedroom 3: 12'10 x 11'11 (3.91m x 3.63m)
- Bathroom
- Bedroom 4: 12'8 x 9'9 (3.86m x 2.97m)
- Bedroom 5: 9'9 x 9'4 (2.97m x 2.85m)

### OUTSIDE

- Front & Rear Gardens
- Large Driveway
- Double Car Port
- Double Garage



## Main features

- An imposing 'Countryside' built regency style detached family house
- Incredibly versatile & generous accommodation
- Conveniently placed for all of Kings Hill's amenities
- Beautiful well stocked landscaped rear garden
- Copious parking with double garage, double car port & driveway



### Nearest Schools

Primary Schools: The Discovery School 0.5 miles, Valley Invicta Primary 0.5 miles, Kings Hill School 0.7 miles  
 Secondary Schools: St Augustine Academy 3.8 miles, Oakwood Park Grammar School 3.8 miles, Grange Park School 3.9 miles



### Transport Information

Train Stations: Aylesford 3.1 miles, Yalding 3.2 miles, East Farleigh 3.2 miles



### Address

Greensleeves Way, Kings Hill, West Malling, Kent, ME19



### Directions

For directions to this property please contact us.



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Call Kings Hill Branch 01732 222211 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)



■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details ■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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