



Guide Price
£550,000

Freehold

4x  2x  1x 

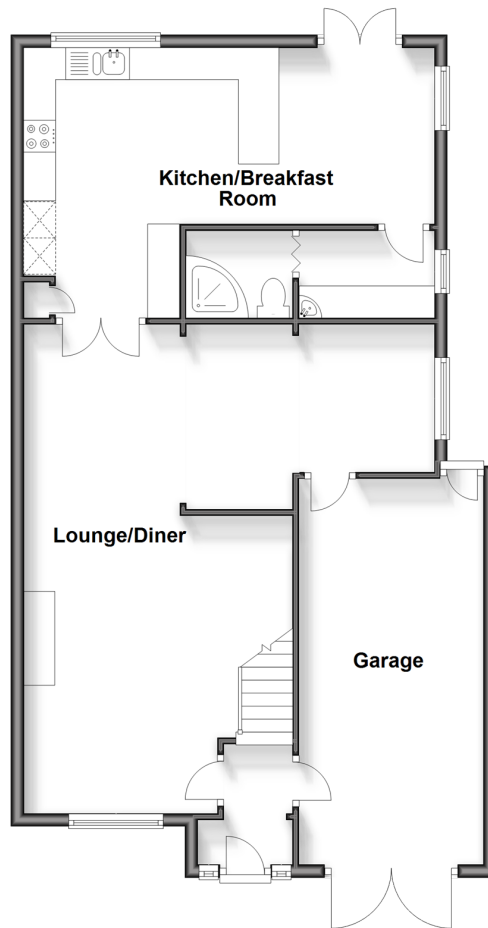
**Woodgate Road,
Ryarsh, West Malling,
Kent, ME19**

OVER 60?

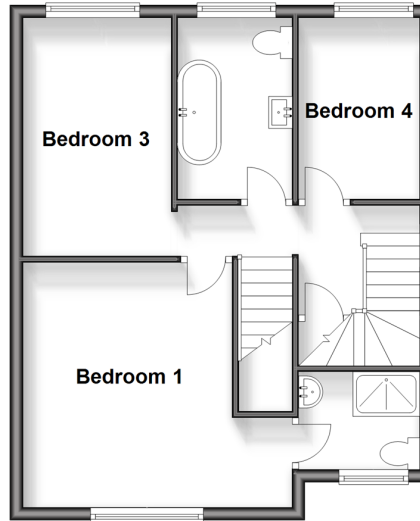
Secure this property
for up to **59% less!**

Wards
Helping you move forwards

Ground Floor
Approx. 84.4 sq. metres (908.0 sq. feet)



First Floor
Approx. 46.4 sq. metres (499.5 sq. feet)



Second Floor
Approx. 19.8 sq. metres (213.3 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall
Lounge/Diner: 24'11 x 21'1 At widest point (7.60m x 6.43m)
Kitchen/Breakfast Room: 21'1 x 13'10 (6.43m x 4.22m)
Converted Garage: 20'11 x 10'0 (6.38m x 3.05m)
Shower Room
Utility Room

FIRST FLOOR

Landing
Bedroom 1: 13'9 x 12'6 (4.19m x 3.81m)
En-Suite Shower Room
Bedroom 3: 12'4 x 7'6 (3.76m x 2.29m)
Bedroom 4: 9'2 x 6'2 (2.80m x 1.88m)
Bathroom

SECOND FLOOR

Landing
Bedroom 2: 12'10 x 10'8 (3.91m x 3.25m)

OUTSIDE

Front & Rear Gardens
Large Driveway



Main features

- Vastly improved & extended throughout semi-detached house
- Highly versatile accommodation ideal for growing families
- Popular village location & stunning countryside views
- Generous sunny aspect rear garden
- Private driveway for 2 vehicles



Nearest Schools

Primary Schools: Ryarsh Primary 0.4 miles, Offham Primary 1.0 miles, West Malling C of E Voluntary Controlled Primary and Language 1.3 miles
Secondary Schools: Grange Park School 1.2 miles, Holmesdale Technology College 2.4 miles



Transport Information

Train Stations: West Malling 1.8 miles, East Malling 2.9 miles, Snodland 2.9 miles



Address

Woodgate Road, Ryarsh, West Malling, Kent, ME19



Directions

For directions to this property please contact us.



Call Kings Hill Branch 01732 222211 ■ 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
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



12404922/20231130/NR/NR