



**Price**  
**£550,000**

**Freehold**

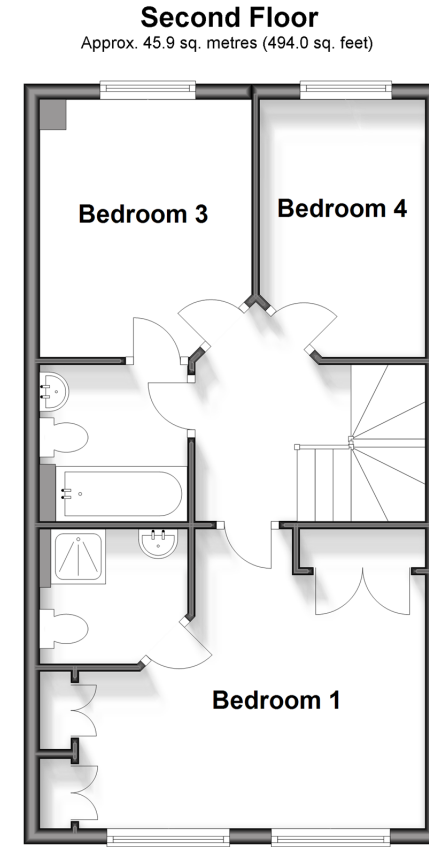
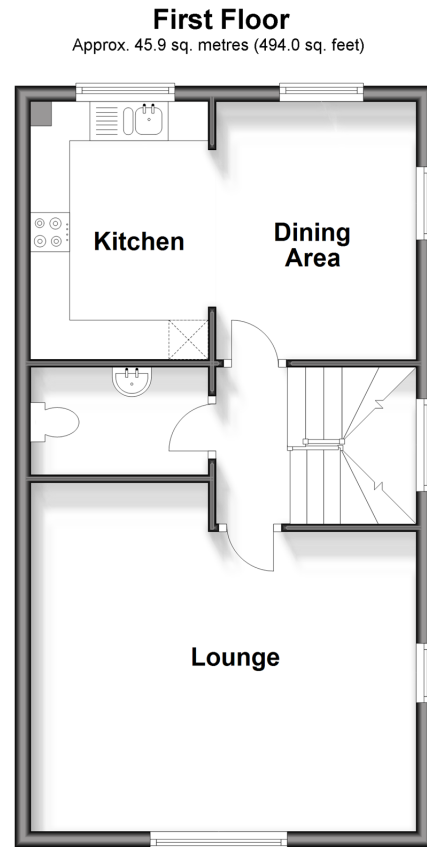
4x  3x  2x 

**Sunrise Way, Kings Hill,  
West Malling, Kent,  
ME19**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Accommodation

### GROUND FLOOR

Entrance Hall  
Kitchenette: 16'8 x 11'1 (5.08m x 3.38m)  
Shower Room  
Bedroom 2: 16'2 x 9'2 (4.93m x 2.80m)

### FIRST FLOOR

Landing  
Lounge: 16'7 x 14'5 (5.06m x 4.40m)  
Cloakroom  
Kitchen: 12'2 x 7'4 (3.71m x 2.24m)  
Dining Area: 11'4 x 8'4 (3.46m x 2.54m)

### SECOND FLOOR

Landing  
Bedroom 1: 14'2 Up to wardrobes x 12'7 (4.32m x 3.84m)  
Bedroom 3: 11'0 x 8'3 (3.36m x 2.52m)  
Bedroom 4: 11'0 x 7'4 (3.36m x 2.24m)  
Bathroom  
En-Suite Shower Room

### OUTSIDE

Rear Garden  
Double Garage  
2 Allocated Parking Spaces





## Main features

- Very well presented end of terraced house
- 2 allocated parking spaces & double garage
- Lovely kitchen/dining area - Great for getting the family together
- Great flexibility to use the living space to suit you
- Good shops & schools within easy reach



### Nearest Schools

Primary Schools: The Discovery School 0.4 miles, Valley Invicta Primary 0.7 miles, Kings Hill School 0.9 miles  
Secondary Schools: St Augustine Academy 3.6 miles, Oakwood Park Grammar School 3.6 miles, Holmesdale Technology College 3.7 miles



### Transport Information

Train Stations: Aylesford 3.0 miles, East Farleigh 3.0 miles, Yalding 3.1 miles



### Address

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



### Directions

For directions to this property please contact us.





**Wards**  
Helping you move forwards

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



12404935/20240326/NR/JT