



**Price**  
**£385,000**

**Freehold**

3x  2x  2x 

**Laburnum Drive,  
Larkfield, Aylesford,  
Kent, ME20**

**OVER 60?**

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

*Wards*  
Helping you move forwards





## Main features

- No forward chain to worry about
- Useful ground floor wet room
- Work from home in the study or use as a bedroom the choice is yours
- Sunny & secluded rear garden to enjoy
- Good schools, shops & doctors surgery within walking distance

## Accommodation

### GROUND FLOOR

Entrance Hall

Study: 8'0 x 7'10 (2.44m x 2.39m)

Wet Room

Lounge/Diner: 19'10 x 10'8 (6.05m x 3.25m)

Kitchen: 13'3 x 8'9 (4.04m x 2.67m)

### FIRST FLOOR

Landing

Bedroom 1: 11'4 x 9'11 (3.46m x 3.02m)

Bedroom 2: 9'11 x 8'2 (3.02m x 2.49m)

Bedroom 3: 8'9 x 7'0 (2.67m x 2.14m)

Bathroom

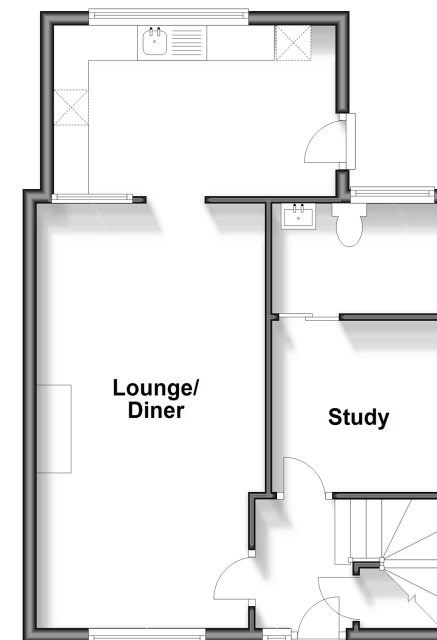
### OUTSIDE

Front & Rear Gardens

Driveway & Garage

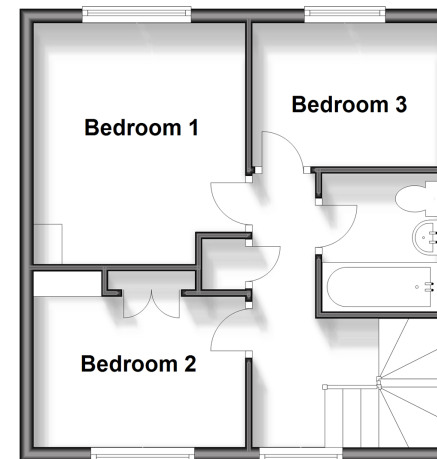
### Ground Floor

Approx. 45.6 sq. metres (490.5 sq. feet)



### First Floor

Approx. 35.3 sq. metres (379.9 sq. feet)



**Call Larkfield - 01732 847877 ■ [wardsof Kent.co.uk](http://wardsof Kent.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.



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