



**OVER 60?**

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

**Price**

**£475,000**

**Freehold**

3x  1x  2x 

**Bridgewater Place,  
Leybourne, Kent, ME19**

*Wards*  
Helping you move forwards





## Main features

- **Extended & very well presented throughout**
- **Lovely kitchen with integrated appliances making cooking a pleasure**
- **Handy ground floor cloakroom.**
- **Private & secluded garden to enjoy**
- **Fantastic location to live with good amenities & commuter links**

## Accommodation

### GROUND FLOOR

Entrance Hall  
Cloakroom  
Lounge: 15'3 x 13'4 (4.65m x 4.07m)  
Conservatory Area: 10'5 x 6'0 (3.18m x 1.83m)  
Dining Area: 10'10 into bay x 9'9 (3.30m x 2.97m)  
Family Area: 9'10 x 8'2 (3.00m x 2.49m)  
Kitchen: 15'3 x 9'3 (4.65m x 2.82m)

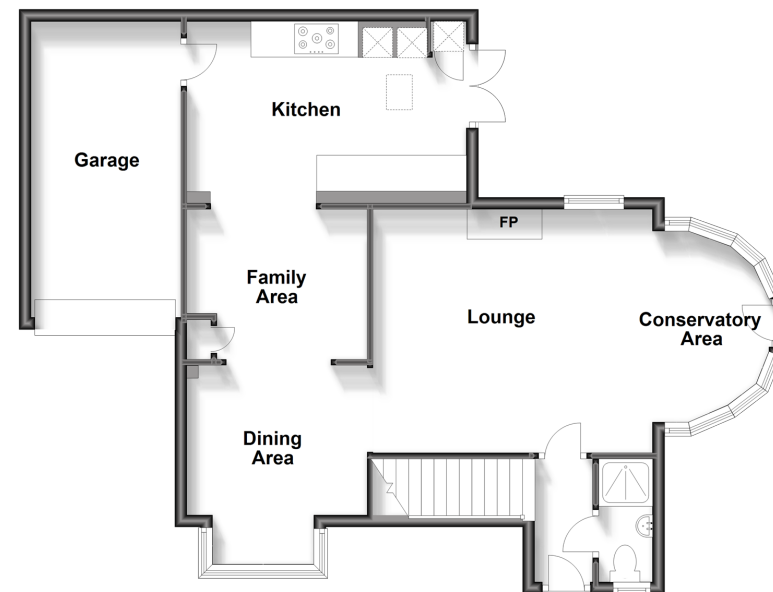
### FIRST FLOOR

Landing  
Bedroom 1: 13'1 x 9'7 (3.99m x 2.92m)  
Bedroom 2: 12'1 (3.69m) x 10'7 (3.23m) narrowing to 8'3 (2.52m)  
Bedroom 3: 9'6 x 6'10 (2.90m x 2.08m)  
Bathroom

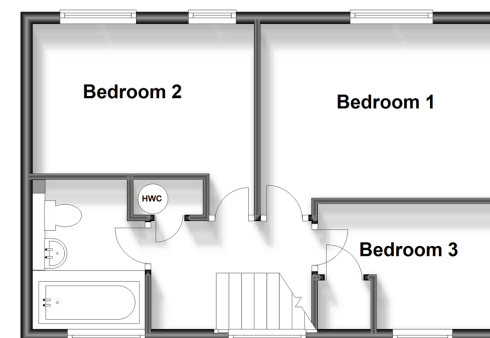
### OUTSIDE

Driveway & Garage  
Front & Side Gardens

**Ground Floor**  
Approx. 76.1 sq. metres (819.3 sq. feet)



**First Floor**  
Approx. 40.0 sq. metres (430.2 sq. feet)



**Call Larkfield - 01732 847877 ■ [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.



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