



Price
£425,000

Freehold

3x  1x  1x 

**Orchard Way, Snodland,
Kent, ME6**

OVER 60?

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



Video Tour available

Wards
Helping you move forwards



Main features

- A lovely family home that has never been on the open market
- Extremely versatile plot which could be extended subject to planning
- Handy garage and hard standing
- Ready for you to move into and create your dream home by adding your own stamp
- Fantastic size garden

Accommodation

GROUND FLOOR

Entrance Hall

Lounge: 17'11 x 14'1 (5.46m x 4.30m)

Family Area: 14'6 x 10'1 (4.42m x 3.08m)

Kitchen/Diner: 12'8 x 9'10 (3.86m x 3.00m)

Conservatory: 18'4 x 7'10 (5.59m x 2.39m)

FIRST FLOOR

Landing

Bedroom 1: 12'0 x 10'0 (3.66m x 3.05m)

Bedroom 2: 10'11 x 10'2 (3.33m x 3.10m)

Bedroom 3: 7'9 x 7'5 (2.36m x 2.26m)

Shower Room

Separate Toilet

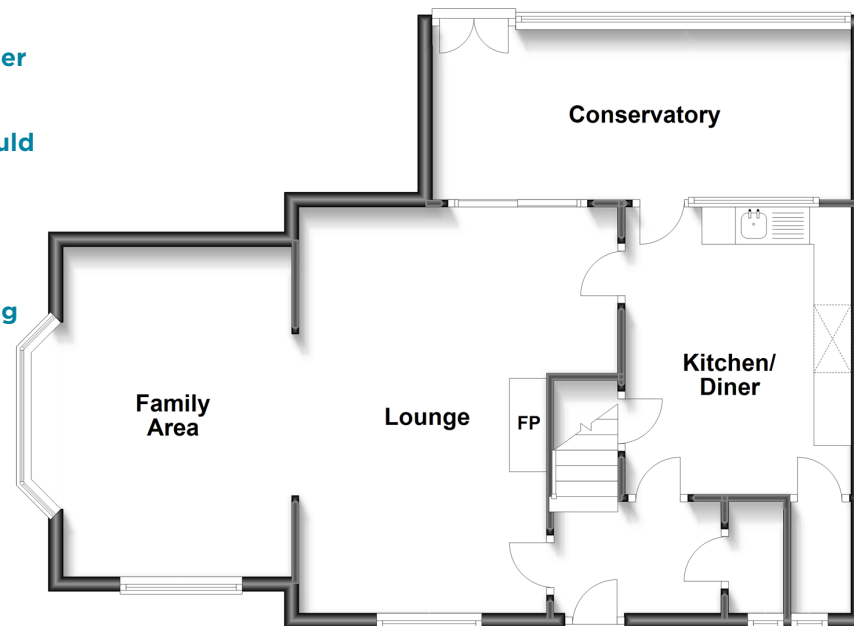
OUTSIDE

Front, Side and Rear Gardens

Garage and Hard Standing

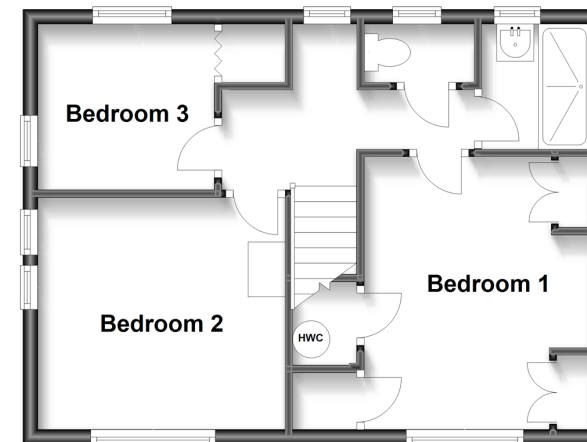
Ground Floor

Approx. 68.4 sq. metres (736.3 sq. feet)



First Floor

Approx. 40.5 sq. metres (436.4 sq. feet)



Call Snodland - 01634 245055 ■ wardsofkent.co.uk

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- 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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