



**Price**  
**£830,000**

**Freehold**

4x  2x  1x 

**London Road, West  
Kingsdown, Kent, TN15**

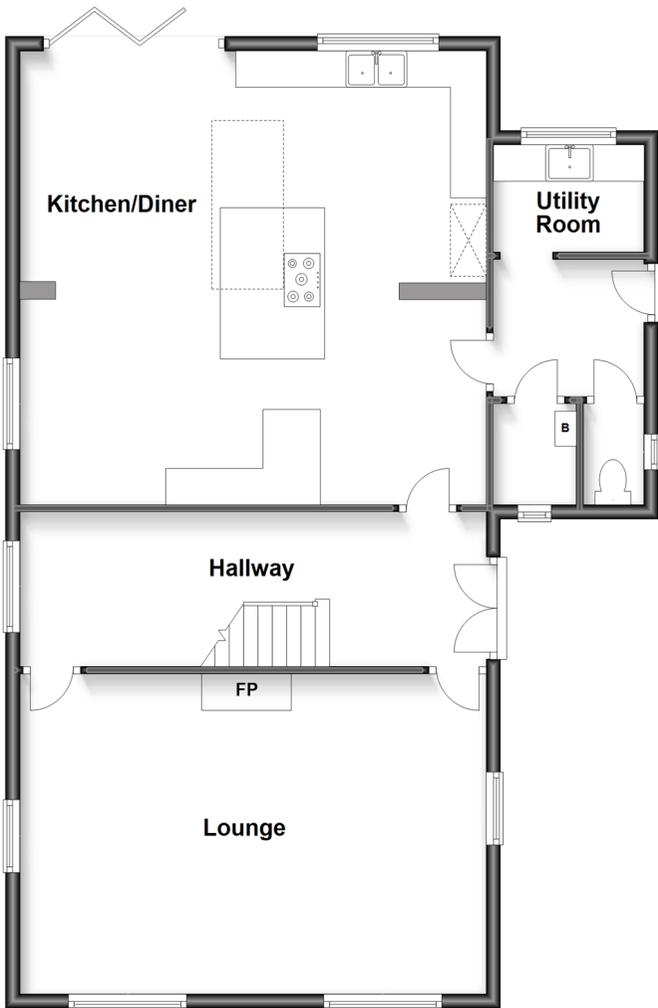
**OVER 60?**

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

*Wards*  
Helping you move forwards

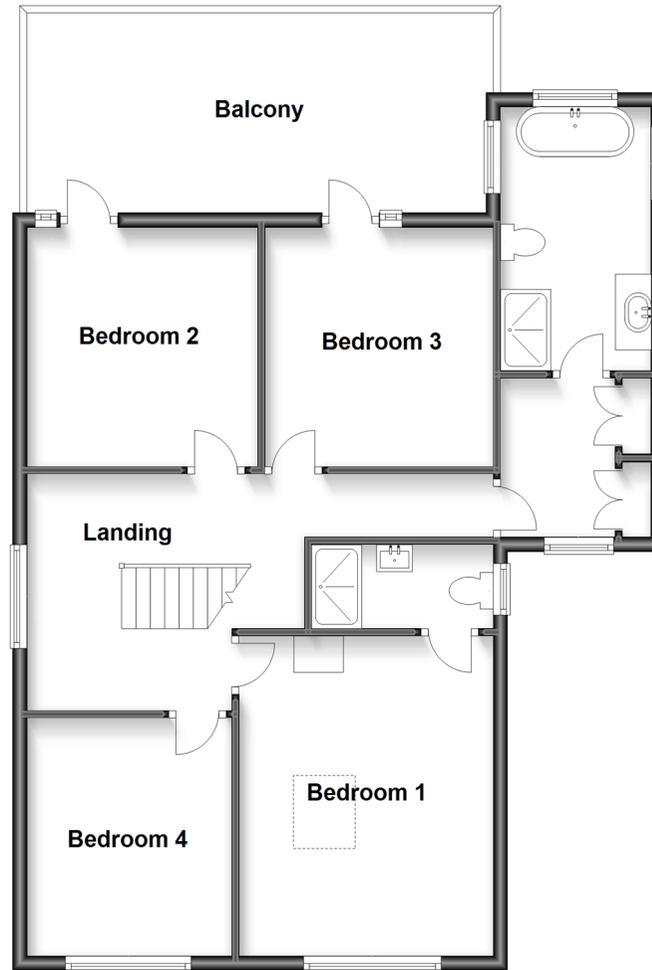
### Ground Floor

Approx. 95.1 sq. metres (1023.3 sq. feet)



### First Floor

Approx. 77.9 sq. metres (838.5 sq. feet)



## Accommodation

### GROUND FLOOR

- Hallway: 21'4 x 7'4 (6.51m x 2.24m)
- Cloakroom: 4'1 x 2'9 (1.25m x 0.84m)
- Lounge: 21'4 x 14'4 (6.51m x 4.37m)
- Kitchen/Diner: 21'4 x 18'8 (6.51m x 5.69m)
- Utility Room: 7'2 x 5'0 (2.19m x 1.53m)

### FIRST FLOOR

- Landing
- Bedroom 1: 14'6 x 11'9 (4.42m x 3.58m)
- En-suite Shower Room: 8'4 x 3'9 (2.54m x 1.14m)
- Bedroom 2: 10'7 x 10'7 (3.23m x 3.23m)
- Bedroom 3: 10'6 x 10'6 (3.20m x 3.20m)
- Bedroom 4: 10'9 x 9'3 (3.28m x 2.82m)
- Bathroom: 13'1 x 7'5 (3.99m x 2.26m)
- Balcony

### OUTSIDE

- Driveway
- Double Garage
- Front Garden
- Rear Garden
- Summer House: 22'1 x 10'2 (6.74m x 3.10m)



## Main features

- Ultra-high specification interior with modern fittings and fixtures
- Plenty of space for an office
- Large, detached double garage with potential for an annex (subject to planning permission)
- Beautiful working log fire in the lounge to help you get cosy during the winter months
- Benefiting from a large rear garden with a summer house, perfect for entertaining



### Nearest Schools

Primary Schools: West Kingsdown CofE VC Primary 1.3 miles, Horton Kirby C of E Primary 3.4 miles

Secondary Schools: Helen Allison School 4.8 miles, The Bradbourne School 5.1 miles



### Transport Information

Train Stations: Farningham Road 3.9 miles, Longfield 3.9 miles, Borough Green & Wrotham 4.1 miles



### Address

London Road, West Kingsdown, Kent, TN15



### Directions

For directions to this property please contact us.



**Wards**  
Helping you move forwards

Call West Kingsdown Branch 01474 852816 ■ [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.



14419750/20221117/SL/DW