



**Price**  
**£730,000**

**Freehold**

5x  2x  2x 

**Southfields Road, West  
Kingsdown, Sevenoaks,  
Kent, TN15**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- Chain free
- Large family home
- Ample parking
- Close to Church woods ideal for woodland walks
- Great links into London via M20/M25

## Accommodation

### GROUND FLOOR

Entrance Hall: 29'6 x 9'4 (9.00m x 2.85m)

Sitting Room/Office: 13'8 x 10'9 (4.17m x 3.28m)

Bedroom 4: 11'1 x 10'8 (3.38m x 3.25m)

Bedroom 5 : 10'9 x 10'8 (3.28m x 3.25m)

Kitchen/Breakfast Area: 30'7 x 11'3 (9.33m x 3.43m)

Dining Area: 11'0 x 10'11 (3.36m x 3.33m)

Lounge: 23'3 x 12'3 (7.09m x 3.74m)

Shower Room: 13'2 x 6'1 (4.02m x 1.86m)

### FIRST FLOOR

Landing

Bedroom 1: 15'2 x 11'9 (4.63m x 3.58m)

Dressing Room: 11'9 x 6'9 (3.58m x 2.06m)

Bedroom 2: 17'1 x 11'2 (5.21m x 3.41m)

Bedroom 3: 11'5 x 10'9 (3.48m x 3.28m)

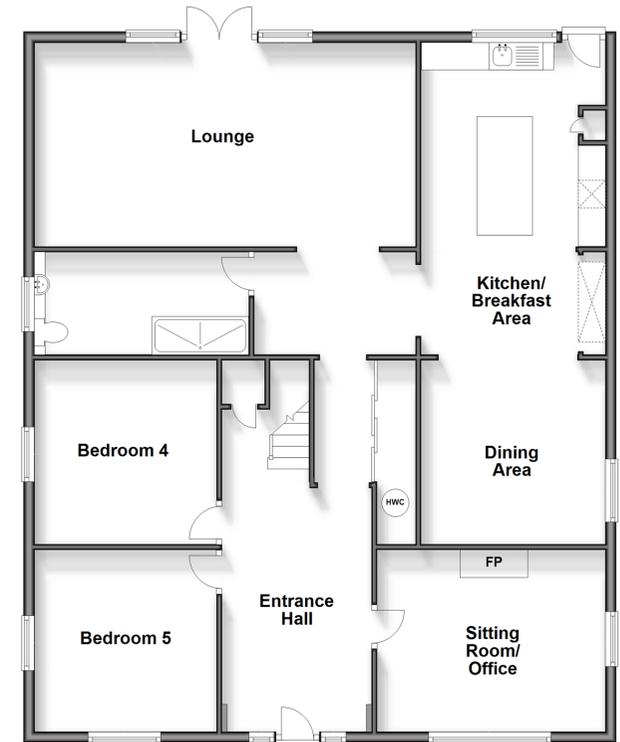
Bathroom: 9'5 x 8'9 (2.87m x 2.67m)

### OUTSIDE

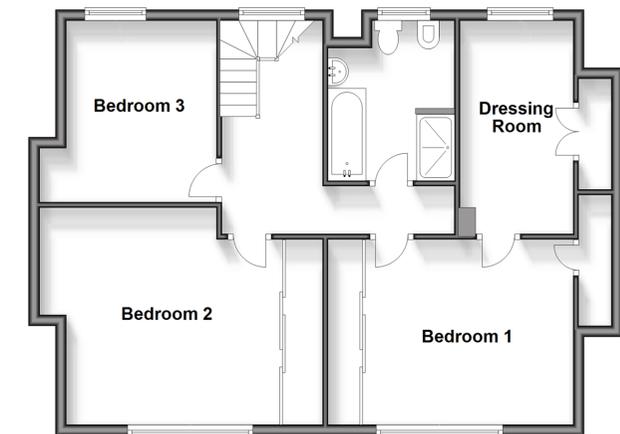
**Call West Kingsdown - 01474 852816 ■ [wardsof Kent.co.uk](http://wardsof Kent.co.uk)**

- 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.

**Ground Floor**  
Approx. 132.5 sq. metres (1426.6 sq. feet)



**First Floor**  
Approx. 73.0 sq. metres (786.3 sq. feet)



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