



Price
£725,000

Freehold

4x  2x  1x 

**Warland 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
- Close to motorway links
- Close to local shops, amenities and school
- Situated on a large corner plot with a double garage with lighting and power
- Garden outbuildings with utilities suitable for change of use STP

Accommodation

GROUND FLOOR

Kitchen/Diner: 25'3 x 14'3 (7.70m x 4.35m)

Utility Room: 11'9 x 7'0 (3.58m x 2.14m)

Lounge: 17'6 maximum x 17'3 (5.34m x 5.26m) narrowing to 10'6 minimum x 10'4 (3.20m x 3.15m)

Toilet: 6'4 x 2'4 (1.93m x 0.71m)

FIRST FLOOR

Bedroom 1: 14'8 x 10'5 (4.47m x 3.18m)

Bedroom 2: 10'5 x 10'5 (3.18m x 3.18m)

Bedroom 3: 11'8 x 8'9 (3.56m x 2.67m)

Bedroom 4: 10'4 x 7'4 (3.15m x 2.24m)

Bathroom: 8'8 x 7'5 (2.64m x 2.26m)

Shower Room: 10'4 x 3'4 (3.15m x 1.02m)

OUTSIDE

Driveway

Rear Garden

Garage: 20'2 x 19'2 (6.15m x 5.85m)

Call West Kingsdown - 01474 852816 ■ wardsforkent.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.

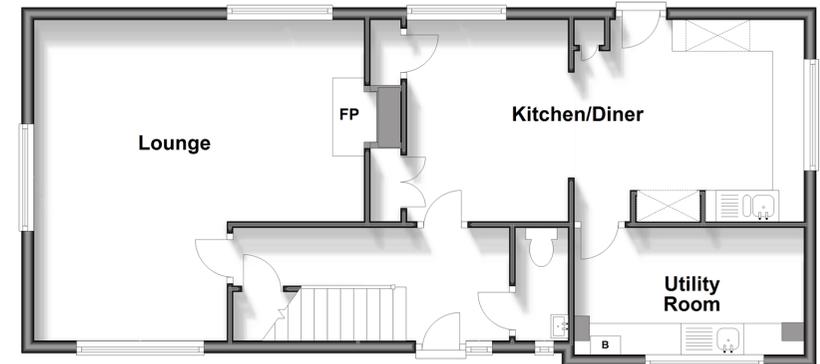
First Floor

Approx. 63.7 sq. metres (685.9 sq. feet)



Ground Floor

Approx. 63.7 sq. metres (685.9 sq. feet)



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