Kendal Meadow, Chestfield, Whitstable
20 Kendal Meadow  
Chestfield  
Whitstable  
Kent  
CT5 3PZ

**Description**

**Ground Floor**
- Hallway
- Cloakroom
- Lounge 19'0 x 11'7 (5.79m x 3.53m)
- Study 11'10 x 6'10 (3.61m x 2.08m)
- Kitchen/Breakfast Room 17'2 x 16'6 (5.23m x 5.03m)
- Dining Room 11'10 x 11'7 (3.61m x 3.53m)
- Conservatory 17'5 x 11'2 (5.31m x 3.40m)

**First Floor**
- Landing
- Bedroom 15'5 x 12'8 (4.70m x 3.86m)
- En-suite Shower Room

**External**
- Front/Driveway
- Double Garage 18'4 x 18'4 (5.59m x 5.59m)
- Rear Garden
Property
A modern four bedroom detached executive home situated in a desirable and sought-after location in the village of Chestfield. The ground floor has an entrance hall, cloakroom, lounge, study, separate dining room, large family kitchen/breakfast room with integrated appliances and a double-glazed conservatory overlooking the rear garden. On the first floor, there are four double-sized bedrooms; two with en-suites plus there is a family bathroom. Externally, there is an established and secluded garden at the rear which is laid to lawn with flower and shrub borders, patio area, greenhouse and secluded area to the side, ideal for outside dining. There is an open-plan garden to the front with driveway and double garage. The property is found within easy access to Chestfield Golf Club and the popular Chestfield Barn bar and restaurant. Chestfield also has a Sainsbury supermarket, a medical centre and a railway station providing a regular service to London. The quaint seaside town of Whitstable is just over two miles away and the Cathedral City of Canterbury is approximately 7 miles away, where you will find a wider variety of shopping, dining, cultural and educational facilities.

Our Time Here
We were first drawn to the area; Chestfield has a reputation for being a quiet location with good quality houses. We already had a friend who has lived in the road since the houses were built and so the location came highly recommended. The house was large enough for us and our children to enjoy the space and the 2 en-suites were very welcome! The cul-de-sac setting meant that the road and garden was quiet and safe for our cat. The kitchen is the hub of the house, a large and great entertainment space. The master bedroom is also a very pleasant room to relax in. Generally, the house is light and airy. The neighbours are friendly, large supermarket very close and local shops including a post office. We believe the local schools are all good, though our children are grown up now. There is a toddlers and junior play area within the development which is great for local children to make friends.
We like the fact that the house is close to Whitstable for days out and within walking distance of the train station for commuting to the city of London. We have also been glad of the back road into Canterbury from Chestfield, and the fact that we are close (but not too close) to main roads for easy access to everywhere else.
We love the quiet and safe feel of the area. Being close to the beach and the countryside, as well as having such good transport links, means the location is ideal. We are hoping to find a new property that is just as quiet and lovely, just a little bit smaller, as we have been very happy here.
Important Notice:
In accordance with the Property Misdescriptions Act (1991) we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.