

FOR SALE
Ibbett Mosely
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LA REINE

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La Reine Church Road, Sundridge, Sevenoaks, TN14 6EA





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A WELL PROPORTIONED DETACHED BUNGALOW WITH A LARGE GARDEN. IT IS IN NEED OF UPDATING/REFURBISHMENT AND HAS GREAT POTENTIAL INCLUDING A LARGE UNCONVERTED LOFT SPACE.

PRICE: Offers Over £700,000 FREEHOLD

- 4 Double Bedrooms
- Bath/Shower Room
- Pleasant Views
- Council Tax Band F
- 2 receptions (open plan)
- Large Loft with Potential
- Garage & Parking
- Kitchen & Utility Room
- Large Garden
- No Chain

A SPACIOUS DETACHED BUNGALOW in a sought-after VILLAGE location midway between Westerham and SEVENOAKS. It is also close to the popular SUNDRIDGE PRIMARY SCHOOL. The extended 4 BEDROOM accommodation is all on one level and it has a large unconverted loft space offering GREAT POTENTIAL. It has a LARGE GARDEN with distant VIEWS of the Downs and a GARAGE with PLENTY of PARKING. *NO ONWARD CHAIN*.

Description

This is a traditional bungalow which was extended a number of years ago with all accommodation on one floor. It still has a large loft space offering further potential if required. It is approached over a wide driveway with gardens to front and rear. The rear garden is a lovely feature with open aspects and views beyond. The property offers accommodation that is perfectly liveable but it would now benefit from updating and improvement, although it has had a new gas boiler recently fitted.

The 'L' shaped entrance hall leads to all rooms and has a cloakroom/wc, airing cupboard and two further cupboards plus a wide hatch to the impressive loft. The main double aspect living room is arranged in an 'L' shape with clear sitting and dining areas both overlooking the garden.

The kitchen has a range of units and again views over the garden. There is also a utility room which leads to the glazed lean-to.

The four bedrooms are all doubles and have built-in or fitted storage/wardrobes. One bedroom has a shower cubicle fitted in the corner and the cloakroom/wc is immediately adjacent. The family bathroom is spacious enough for a bathroom suite and a shower cubicle.

Location

The property is located in a lane off the village centre. Sundridge is a small village to the west of Sevenoaks and is close to junction 5 of the M25, within the village there is a small general stores with

sub post office, a village club, a public house, a medical centre and a well regarded primary school. Sevenoaks is about three miles with a larger choice of shops and main line station to London.

There is a good choice of both state and private schools in the area as well as various sporting and recreational facilities. Junction 5 of the M25 is less than a mile away and connects with other motorway networks, The Dartford River crossing, Bluewater Shopping Centre, The Channel Tunnel, the South Coast and Gatwick and Heathrow Airports.

Directions

From Sevenoaks take the A25 heading west. Continue past the Chevening interchange heading towards Westerham and at the traffic lights entering Sundridge, turn left. the property will be found on the right hand side before you get to the school.





Bungalow Approx. Gross Internal Area
1374 sq. ft / 127.7 sq. m

Approx. Gross Internal Area
(Incl. Garage)
1527 sq. ft 141.9 sq. m

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Sevenoaks 01732 452246

EPC Rating- D

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