



Ibbett Mosely

High Street, West Malling ME19 6NE  
£685,000





## High Street, West Malling, ME19 6NE

**BELMONT IS A WONDERFUL FOUR BEDROOM DOUBLE FRONTED GRADE II LISTED GEORGIAN PROPERTY WITH A PRIVATE REAR GARDEN IN THE HEART OF WEST MALLING TOWN.**

- Double Front Period Property
- Four Double Bedrooms
- Family Bathroom
- Grade II Listed
- Three Reception Rooms
- Fitted Kitchen
- Enclosed Rear Garden
- Cellar
- Enormous Potential

A rare opportunity to acquire a charming double fronted Grade II listed property with traditional accommodation and private rear garden in the heart of the historic market town of West Malling. The property has an abundance of period charm and original features as well as significant scope for updating to create a spectacular home.

### WEST MALLING

The historic market town of West Malling has a broad high street of specialist shops, Post Office, Boots Pharmacy and Tesco stores and a great selection of restaurants and public houses. West Malling and Borough Green railway stations serve London (Victoria and Charing Cross). Tonbridge, Sevenoaks and the County Town of Maidstone town centres offer a wide range of shopping, educational and leisure facilities as well as main line stations (Charing Cross/Cannon Street). There are a good number of well regarded state and independent schools in the area. There is easy access to the M20's Junction 4 which links to the M26/M25 Motorway network, Dartford Tunnel, Channel Tunnel Terminus and ports, Heathrow and Gatwick International Airports, London and suburbs. There are golf courses at Wrotham Heath, Kings Hill and Addington and indoor leisure centres at Larkfield and Kings Hill.

### ACCOMMODATION

The property comprises three reception rooms, a sitting room and dining room to the front and a drawing room to the rear overlooking the private walled garden. A fitted kitchen also overlooks the garden. Access to the cellar and a cloakroom complete the ground floor accommodation.

On the first floor there are four double bedrooms and the family bathroom. One of the bedrooms enjoys the benefit of an en suite shower room.

### WALLED GARDEN

The pretty walled garden is a huge asset to this wonderful property and has been beautifully landscaped with seasonal planting. There is a sizable potting shed and a pond.

### PARKING

Annual and visitor parking permits can be obtained from Tonbridge & Malling Borough Council.

### GRADE II LISTED - EPC EXEMPT

TONBRIDGE & MALLING BOROUGH COUNCIL  
Council Tax Band F

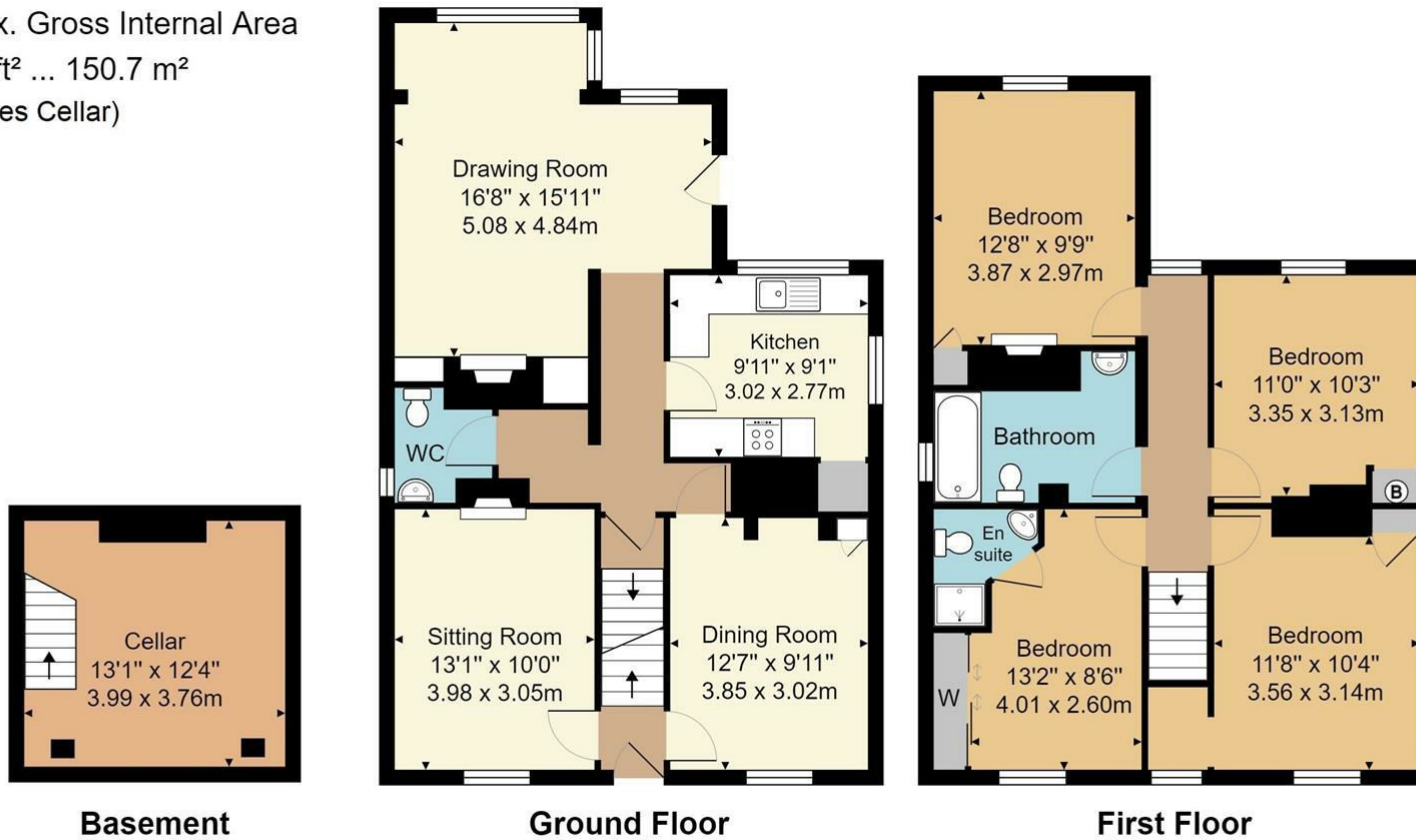








Approx. Gross Internal Area  
 1622 ft<sup>2</sup> ... 150.7 m<sup>2</sup>  
 (Includes Cellar)



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.

**Ibbett Mosely**

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