



Ibbett Mosely

139 Offham Road, West Malling, Kent,  
ME19 6RE

# 139 Offham Road, West Malling, Kent, ME19 6RE

A stunning spacious home designed with the modern needs of a growing family. Set up with a built in flexible annexe arrangement with separate entrance that could be divided up to meet multi generation needs.

Set in a fabulous plot with options to buy an additional 2.6 acres of paddock to the rear, for separate negotiation this house could easily become an equestrian option.

Situated just a short walk into the West Malling High Street it is also ideally located on the edge of the village.

Guide Price £1,600,000

- Stunning Spacious Detached Family Home offering 4,868 sq. ft of Living Space
- Built in Private Annexe with Separate Access & Garden Area
- Flexible Accommodation offering 6 bedrooms, 6 Reception Rooms and Six Bathrooms
- Beautiful Open Plan Living with Added Orangery Dining
- Quality Finishes Throughout
- Private Master Suite with Dressing Room, Walk in Wardrobe & Ensuite
- Double Garage & Large Gravel Drive of Private Lane
- Up to 2.6 Acre Paddock Available in Separate Negotiation
- EPC Rating C - Tonbridge & Malling Council Tax Band G
- Guide Price £1,600,000 to £1,700,000

Located in small enclave of properties off Offham Road in the charming village of West Malling, this fabulous substantial detached family home offers an exceptional living experience. Spanning an impressive 4,868 square feet, the property boasts six spacious reception rooms, six well-appointed bedrooms, and six modern bathrooms, making it ideal for families seeking both comfort and style.

The house is designed with a built-in annexe arrangement, perfect for multi-generational living, ensuring privacy and convenience for all family members. The generous plot provides ample outdoor space, and with 2.6 acres available under separate negotiation, there is potential for equestrian options, catering to those with a passion for horses or simply a desire for expansive gardens.

Situated on the edge of the village, this property is within walking distance to the vibrant West Malling High Street, where you can enjoy a variety of shops, cafes, and local amenities. The location combines the tranquillity of village life with easy access to the conveniences of town living.

Additionally, the property offers parking for up to ten vehicles, making it perfect for families or those who enjoy entertaining guests. This modern home is a rare find, combining spacious living with the potential for further development, all in a picturesque setting. Do not miss the opportunity to make this remarkable property your next family home.





#### Description

Set off a private lane this fabulous family home is both unique in its layout and offers everything a family needs in our opinion. Space is readily available as the property boasts six of everything, bedrooms, receptions and bathrooms.

A large gravel drive receives you into the plot with plenty of parking for the family and guests including a double garage. Two separate entrances are apparent to the main house and added annexe for those looking for multi generation living or simply space for visitors. The main home has a study, large sitting room with stunning inglenook fireplace and bifold doors to the lovely garden. A family room that is open to the stunning kitchen and light orangery addition. All serviced by cloakroom, utility room and walk in larder. An additional reception room sits to the front of the house that can be incorporated into the annexe or the main house and offers an internal connection between the two. This could also become a downstairs bedroom if needed with a shower room also provided.

Upstairs the main part of the house is accessed by two staircases, one from the main hallway leads into a landing giving access to two spacious bedrooms. One has ensuite facilities and the other access to a separate full bathroom off the landing. The second bedroom off this landing does offer a doorway into the main suite although this has its own staircase from the ground floor hidden through the walk in larder area. This staircase gives access to bedroom with ensuite plus a laundry room which is a great design being in situ next to the bedrooms. The main principal suite is all it should be with a substantial bedroom leading into a dressing room and walk in wardrobe. Its own ensuite with double sinks, walk in shower and bath.

#### Annexe

The annexe has its own private door and can be accessed via the internal reception or bedroom through the main house. Truly a stunning two bedroom annexe which is a great solution for those families coming together to live. Its own entrance lobby with access to downstairs shower room and entry into the main living room with bifold doors to its own private garden area. The open plan living space has all that is needed including a well proportioned modern kitchen and dining space. Its own staircase leads upstairs to its own private landing and with two double bedrooms and a bathroom.

#### External

The wrap around garden offers great family space and is mainly laid

to lawn. Lots of storage with sheds and outbuildings with covered dining areas and social patios within this private garden. The annexe has been designed to offer its own garden space although fully connected. Mature planting and landscaping offer a peaceful haven for the full family. Overall the main building sits in approx. 1/2 acre.

Separately, for additional negotiation the vendor is offering the opportunity to purchase up to 2.6 acres of paddock directly to the rear of the house indicated in the photos. This has previously been used as a horse paddock and for those looking to locate with a horse a real option. Access is easily made down the side of the house.

We cannot wait to show you round this fabulous home that is rarely available and we strongly recommend an internal viewing via our accompanied service from our West Malling High Street office.

#### West Malling

The historic market town of West Malling with 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, Charing Cross and London Bridge. 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. 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.













Approx. Gross Internal Area 4868 sq. ft / 452.3 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.

**Ibbett Mosely**

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