



Ibbett Mosely

Butchers Lane, Mereworth, Maidstone ME18 5QD
Guide Price £850,000



Butchers Lane, ME18 5QD

This is a fantastic family home located in the highly popular Butchers Lane, Mereworth where you get all the natural benefits of a semi rural but connected location.

Extended to offer spacious accommodation over three floors including three receptions, five bedrooms, and three bathrooms.

A fabulous rear garden with views to the countryside gives plenty of space to relax with family and friends.

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- Popular Mereworth Village Location, with excellent bus service to Maidstone and Tonbridge/Tunbridge Wells.
- Substantial Family Home in excess of 2,200 sq. ft.
- Five Bedrooms, Three Bathrooms, & Three Reception Rooms
- Garage, Carport & Good sized Drive for Multiple Vehicles
- Large Stunning Garden
- Extended Views Across Countryside
- Two Ensuite Bathrooms & Dressing Area to Main Bedroom
- Easy walking distance of well regarded village school
- EPC Rating D
- Guide Price £850,000

Located in the charming semi-rural village of Mereworth, this delightful house on Butchers Lane offers a perfect blend of comfort and countryside living. With stunning views to the rear that stretch across the picturesque landscape, this property is a true haven for those seeking tranquility and natural beauty.

The home has been thoughtfully extended to provide ample space for families, featuring five well-proportioned bedrooms that ensure everyone has their own sanctuary. The three bathrooms add convenience, making morning routines a breeze for busy households. Additionally, the three reception rooms offer versatile living spaces, ideal for entertaining guests or enjoying quiet family evenings.

For those with vehicles, the property boasts off-street parking, complemented by an integrated garage, a drive, and a carport, ensuring that parking is never a concern.

This residence not only provides a comfortable living environment but also allows you to immerse yourself in the serene surroundings of the countryside. With its blend of modern amenities and rural charm, this property is an excellent opportunity for anyone looking to settle in a peaceful yet vibrant community. Don't miss the chance to make this lovely house your new home.

Description

Approached from a residential country lane the block paved drive, garage and carport give great options for parking multiple vehicles. An entrance porch gives transition before entering the welcoming hallway. This supplies a downstairs cloakroom and under stairs storage as well as access to the integral garage. To the left of the house the property boasts a large kitchen breakfast room with window to front and side door access to the garden. To the rear, connected to the kitchen breakfast room is a formal dining room. Giving great circular flow the this room gives access to the main lounge and then back to hallway. The lounge is a well proportioned room with feature fireplace and double doors to the fabulous conservatory overlooking the rear garden.

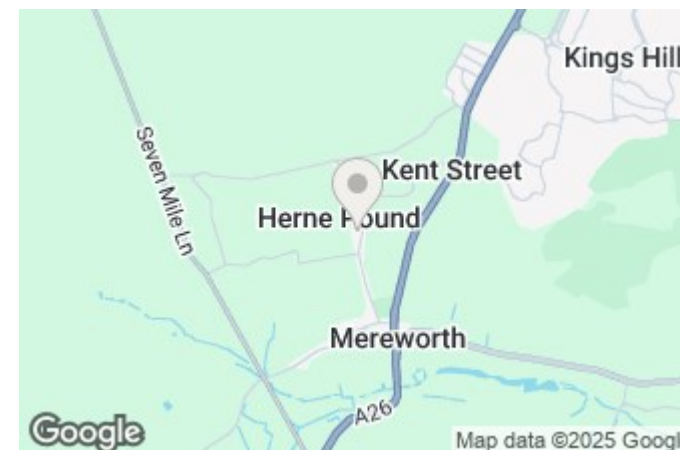
The first floor offers three of the five bedrooms including the principal bedroom to the rear with views over the stunning garden and countryside beyond. Wardrobes are provided in a dressing area to the entrance of the ensuite which has been refitted with a modern four piece bathroom. The two other double bedrooms on this floor share a family bathroom off the landing.

The second floor extension now boasts two further double bedrooms, one that has a dressing room and ensuite bathroom that could easily be considered as an option to be the main bedroom and offer flexibility to the layout. It could also be considered an option for an older child to have a separate more private accommodation, using the whole floor and the other bedroom as a lounge area.

The large and very private rear garden comes with patio and decking areas which are ideal for outdoor entertaining or relaxing amongst the pretty ornamental shrubs and borders. The front garden also offers a great place to take in the morning as the sun rises in the East pouring light into the front of the home.

Mereworth

Mereworth is a historic Kent village – where the first recipient of the Victoria Cross is buried – midway between Maidstone and Tonbridge and has an outstanding 18th Century church and a primary school. The market town of West Malling is 3 miles away and provides a good range of shops and local amenities including restaurants, pubs, a farmer's market and a mainline railway station on the Ashford International to London Victoria and now Charing Cross line. Paddock Wood is 6 miles away and a station that sits on the Dover to Charing Cross line. There are local golf clubs at Wrotham Heath, Kings Hill and West Malling whilst the larger towns of Tonbridge, Sevenoaks and Tunbridge Wells are all within 12 miles. There are some excellent local primary and grammar schools together with well-respected independent schools at Tonbridge, Sevenoaks, Sutton Valence, Benenden and Cobham Hall.







Approx. Gross Internal Area 2255 ft² ... 209.5 m²

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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