



Sweets Lane

East Malling ME19 6JF

£1,425,000



COUNTRY HOMES

East Malling ME19 6JF

Nestled in the charming location of Sweets Lane, East Malling, this splendid detached house, built in 1825, offers a unique blend of historical character and modern living. The property boasts four generously sized double bedrooms, ensuring ample space for family and guests alike.

Upon entering, you are greeted by three inviting reception rooms, perfect for entertaining or enjoying quiet evenings at home. The layout is both practical and spacious, providing a warm and welcoming atmosphere throughout. This delightful home also benefits from a cellar which is currently be used as a games room, with additional rooms as laundry room and wine cellar/storage area. The two well-appointed bathrooms add to the convenience of this delightful residence.

The exterior of the property is equally impressive, featuring a large gated driveway that provides secure parking and easy access. A double garage offers additional storage or parking options, catering to all your needs. The expansive rear garden is a true highlight, offering a serene outdoor space for relaxation, gardening, or family gatherings.

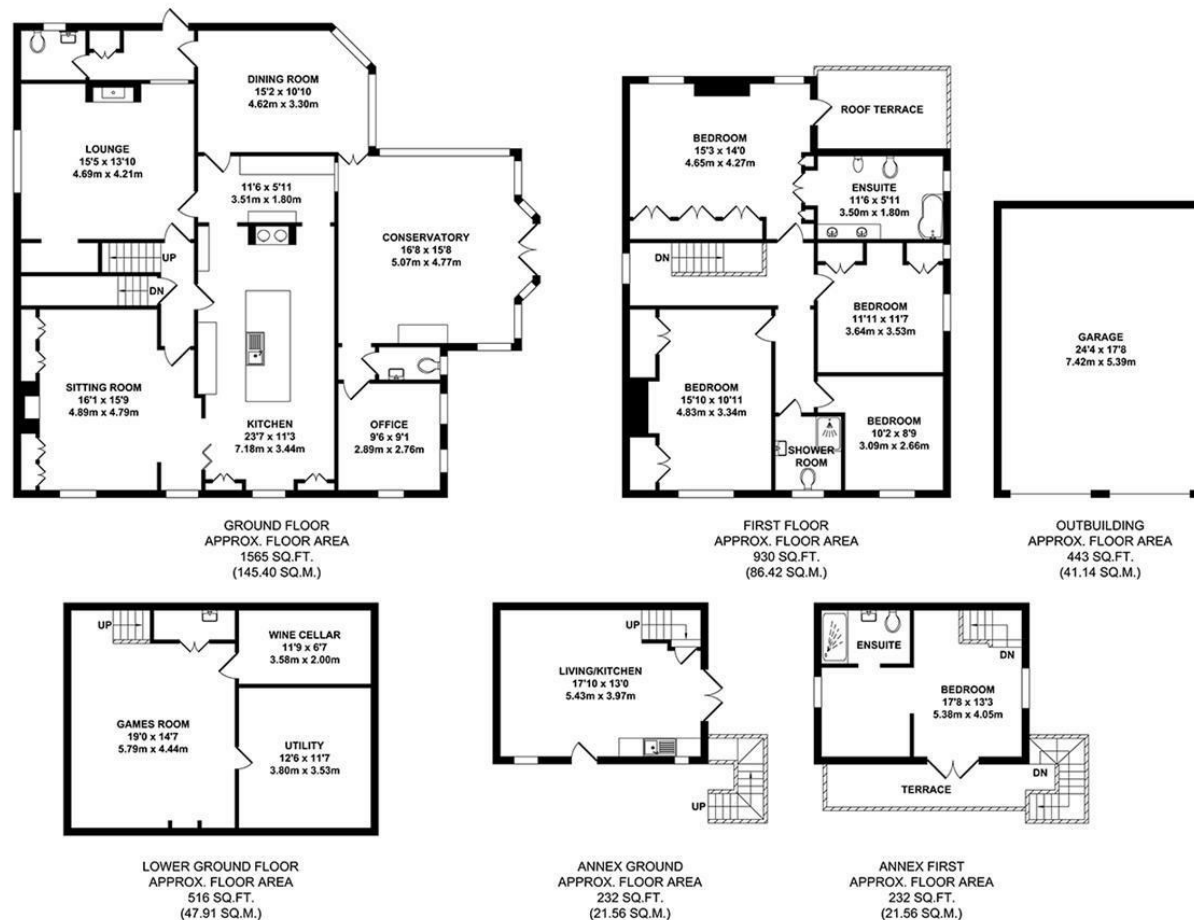
Additionally, the property includes a two-story annex with one bedroom, which can serve as a guest suite, home office, or even a rental opportunity, adding versatility to this already remarkable home. There is also the opportunity to further extend this property and connect with the annex, as this property comes with granted planning permission by TMBC.

This residence is not just a house; it is a lifestyle choice, combining the charm of a period property with the comforts of modern living. With its prime location and generous living space, this home is a rare find in the desirable area of East Malling. With East Malling, West Malling and Watlingbury train stations all within a short drive or 10 min walking distance, you have direct access into London.

Do not miss the opportunity to make this exceptional property your own by calling our West Malling Team on 01732871111.

- Gated Driveway
- Large Rear Garden
- 4 Double Bedrooms
- Plus 1 bedrom annex over two floors
- Planning permission granted to extend & join annex to property if desired
- Semi - Rural location
- Easy access to West Malling High Street
- Short walk to East Malling Train Station - Links to London Charing Cross & Victoria
- Viewing Encouraged





TOTAL APPROX. FLOOR AREA 3918 SQ.FT. (363.99 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. 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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Energy Efficiency Rating		Current	Potential
	Very energy efficient - lower running costs		
	A		
	B		
	C		
	D		
	E		
	F		
Not energy efficient - higher running costs	G		
England & Wales		EU Directive 2002/91/EC	

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Location Map

Tenure: Freehold

Council tax band: G



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