



Millbrook

Leybourne | West Malling | ME19 5QJ

STUART REYNOLDS

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Welcome to number 17 *Millbrook*, a lovely end of terraced home which presents an ideal opportunity for first time buyers eager to jump onto the property ladder, or maybe for someone who is looking to downsize.

Located just off of Old Orchard lane, *Millbrook* is a small collection of cul de sac settings where residents enjoy a 'no through road' environment. Being an end of terrace home, the immediate and distinct advantage for #17 is the additional available parking that comes from having the driveway directly to the side of the home, enabling parking for a minimum of two vehicles which is quite rare for a two bedroom property.

Once inside from the entrance porch, the ground floor space is completely open to incorporate a fitted Kitchen and Living Room area. Upstairs, there are two bedrooms and a bathroom to round off the internal layout. At the rear of the home is a generous private garden that creates further potential with the property, subject to the usual consents, plus there is a super convenient side entrance, direct from the parking area.

In terms of location, the setting for this property is fantastic. Not only are there a number of nearby shops within 'little market row' but with the mainline rail station of West Malling being less than half a mile away, this is also within walking distance. For day to day travel, the nearest junction of the M20 is less than a mile away plus there are a good number of nearby bus stops.



Ground Floor

Entrance Porch

Inner Hall

Open Plan Kitchen / Living Area - 23'2
max x 11'1

First Floor

Landing

Bedroom - 11'1 (including wardrobe depth)
x 7'6 increasing to 9'10

Bedroom - 11'1 max x 5'7 increasing to 7'11

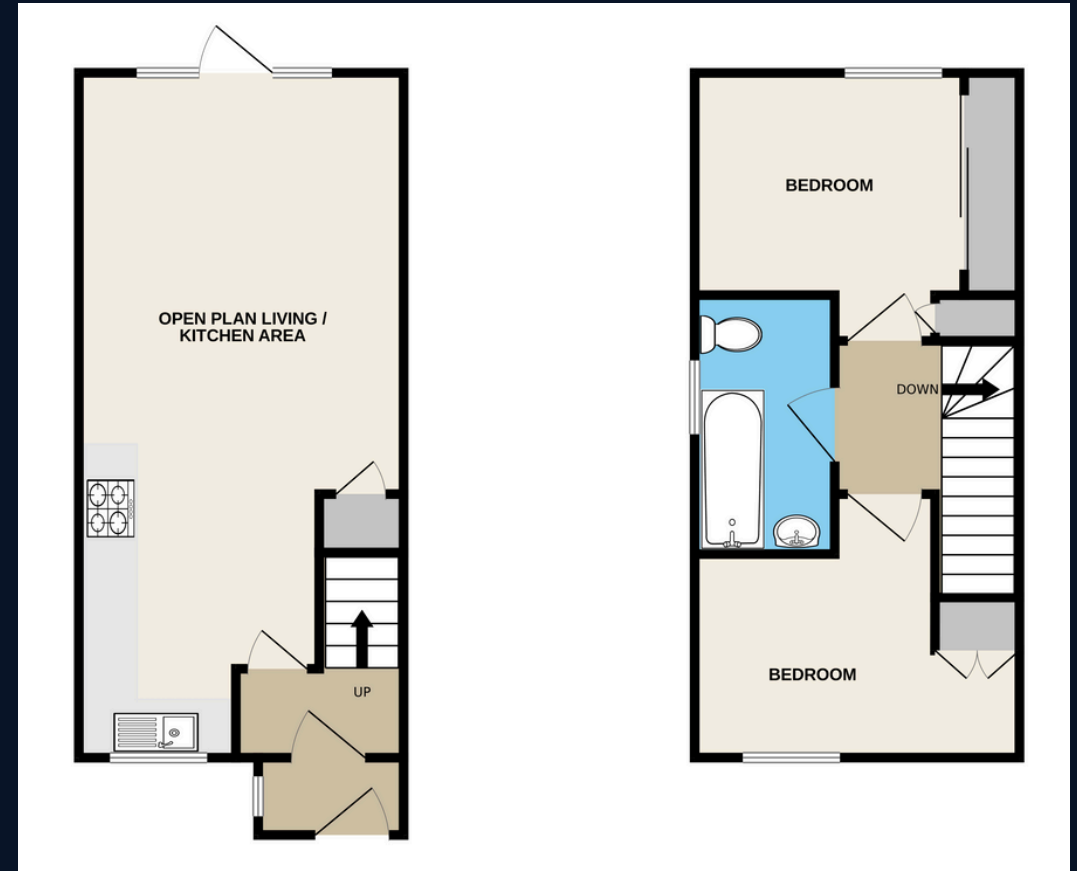
Bathroom - 8'9 x 4'9

Outside

Front Garden

Rear Garden - Approximately 35ft long

Parking Area To The Side Of The Home





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