



**2 Stevenson Way, Larkfield, Aylesford, ME20 6UN**  
**Offers Over £525,000**






A superb opportunity to purchase a rarely available, substantially extended, 4 bedroom detached family home nestled at the end of this favoured cul-de-sac setting in Larkfield. The property offers truly versatile accommodation with a spacious lounge and separate kitchen that then leads to a beautiful extension offering a versatile dining open plan space. There is a downstairs cloakroom as well as an integral garage. Whilst on the first floor you will find four bedrooms and a family bathroom. There is an additional en-suite room to the Master bedroom for additional convenience.

The property enjoys a really good sized garden for this property type and benefits from a large driveway and a car port to give a huge amount of total vehicle space. There is also a beautiful summer house.

In the agents opinion this property would make an ideal family home and a internal viewing is recommended, Contact Page & Wells Larkfield Office 01732 841164  
EPC rating

- Detached 4 Bedroom House
- Ideal Location Within Quite Cul De Sac
- Large Bright Dining/Sun Room Extension
- Multiple Bathroom Facilities
- Integral Garage
- Beautifully Landscaped Garden
- Summer House
- Large Driveway For Multiple Vehicles
- Car Port
- EPC Rating D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>81</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>62</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	







## LOCAL AREA INFORMATION FOR LARKFIELD

Larkfield is a sought after area thanks to its convenient access to so many things.

For recreation you have the local leisure centre at Larkfield, many parks, green spaces and countryside close by. Leybourne Lakes and Manor Park are particularly noteworthy.

There are a good range of shops, supermarkets and eateries in Larkfield (including Martin's Square). West Malling is the closest town (less than 2 miles away) and is one of the most attractive small towns in mid-Kent with a wide main street lined on each side by a fine collection shops and eateries. Maidstone is approximately 5 miles away.

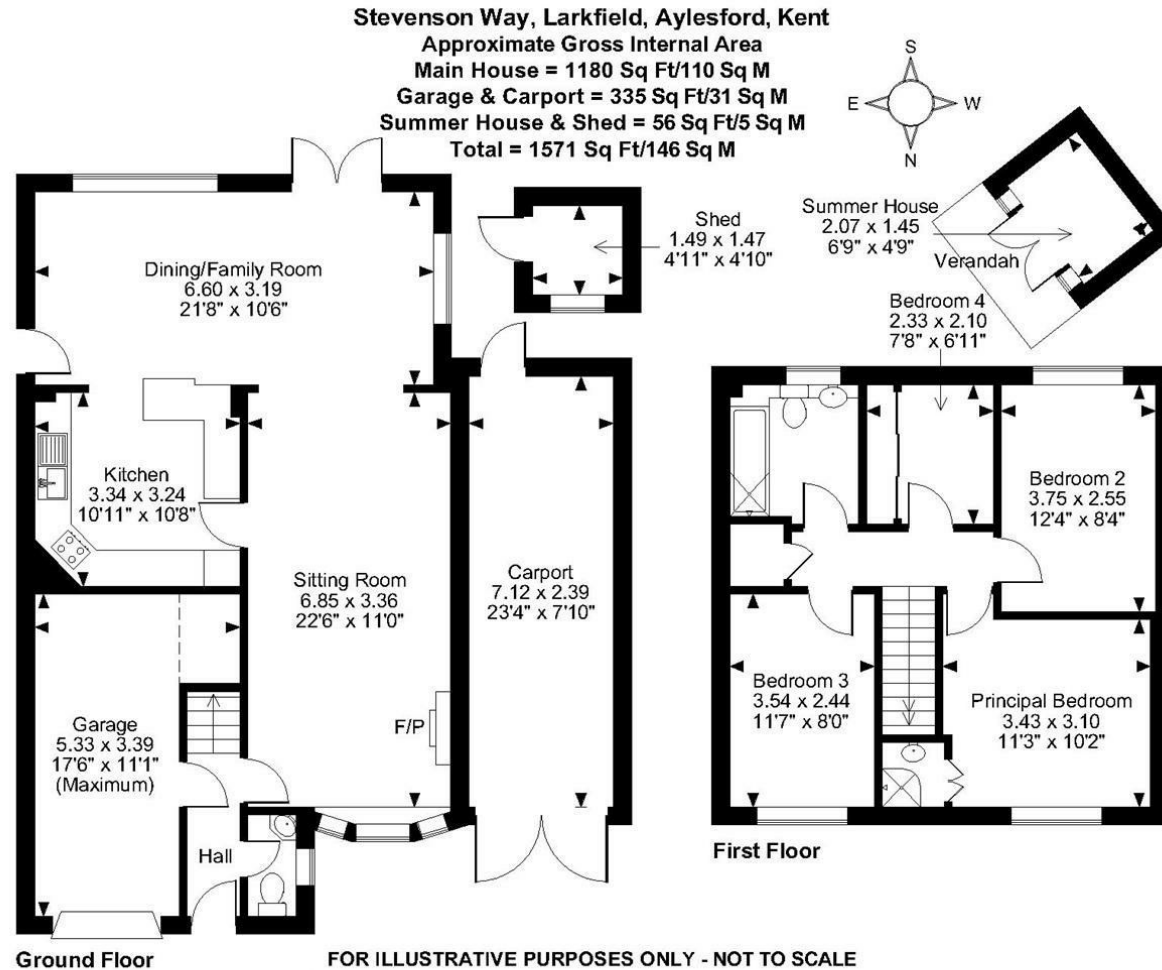
For the commuter Junction 4 of the M20 gives access to the motorway network. There are mainline train stations at nearby West Malling, Aylesford and East Malling.

For education there is a comprehensive range of primary, grammar and private educational opportunities. For more schools information please visit [www.kent-pages.co.uk/education](http://www.kent-pages.co.uk/education) or ask for a Page & Wells Key Facts for Buyers Guides.

## ADDITIONAL INFORMATION

Freehold  
Brick Built  
Council Tax Band E  
Tonbridge And Malling Council  
EPC Rating D  
UPVC Double Glazing  
Gas Central Heating





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