



**Coleridge Close, Larkfield, Aylesford, ME20 6UA**  
**Offers In The Region Of £280,000**



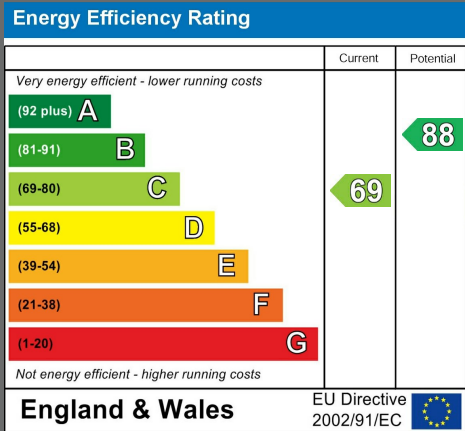


CHAIN FREE

Located in a popular part of Larkfield, this 2-bedroom terraced home is offered chain free and provides a fantastic opportunity for buyers to modernise and make it their own. Ideal for first-time buyers or those seeking a buy to let.

The ground floor features a spacious lounge, a separate kitchen, and a handy built-in cupboard in the entrance hall. Upstairs, there are two good-sized bedrooms and a shower room. Externally, the property benefits from pleasant front and rear gardens, with the rear garden offering a great space to enjoy. A communal residents' car park is conveniently located nearby. Set within walking distance of local schools, green spaces, and a leisure centre, this is a superb opportunity in a well-connected location.

- Chain Free
- Terrace House
- Two Good Sized Bedrooms
- Generous Sized Reception Room
- First Floor Shower Room
- Popular Location
- Council Tax Band C
- EPC TBC







## 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.

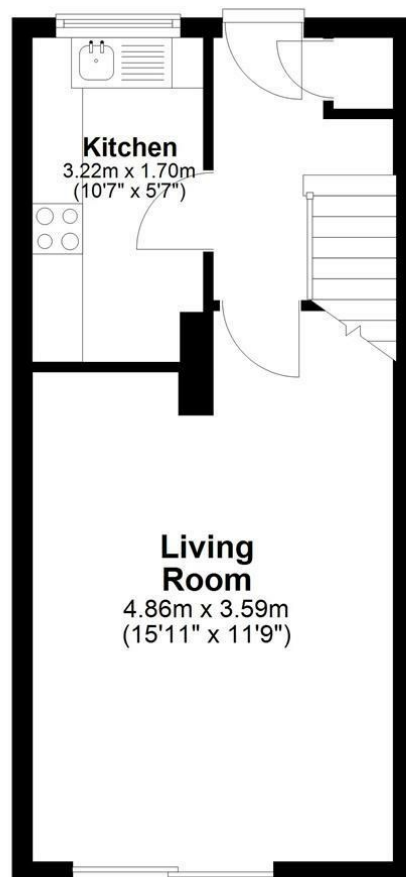
For education there is a comprehensive range of primary, grammar and private educational opportunities. For more schools information please visit [www.kent-pages.co.uk/education](http://www.kent-pages.co.uk/education) or ask for a Page & Wells Key Facts for Buyers Guides.

## ADDITIONAL INFORMATION

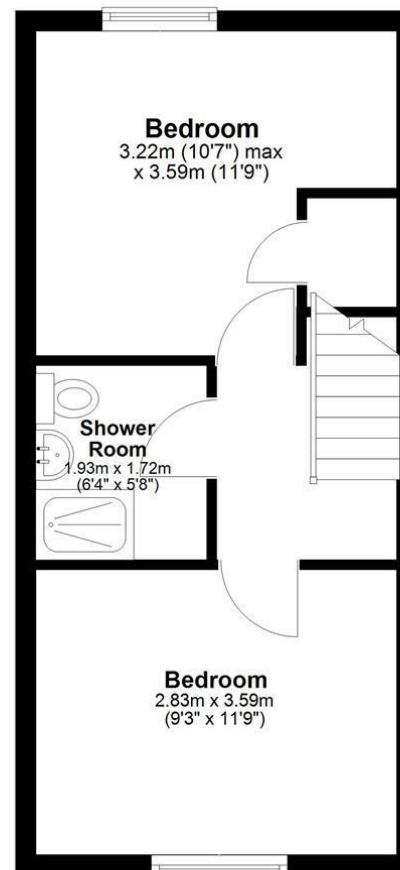
Freehold  
Council Tax Band  
EPC Rating (TBC)  
Double Glazing  
Gas Central Heating  
Loft



## Ground Floor



## First Floor



Total area: approx. 58.8 sq. metres (633.3 sq. feet)

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