



Brampton Field, Ditton, Aylesford, ME20 6FN
Offers Over £375,000



3 BEDROOM TOWN HOUSE OFFERED WITH NO ONWARD CHAIN located in the charming area of Brampton Field, Ditton, Aylesford, this spacious and bright house offers a delightful living experience across its three well-appointed levels. With a generous total area of 1,068 square feet, the property is designed to feel both expansive and welcoming.

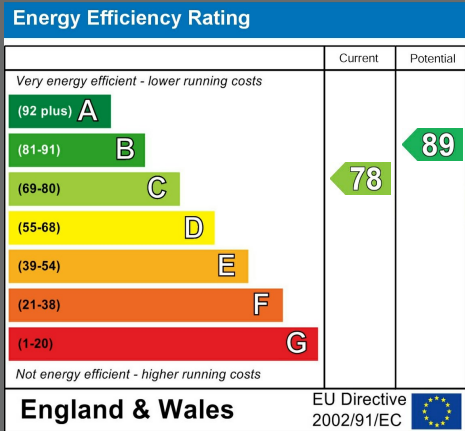
Upon entering, you will find a large lounge/diner that serves as the heart of the home, perfect for entertaining or relaxing with family. The modern kitchen, complete with integrated white goods, adds a touch of elegance and functionality to the space. A convenient downstairs cloakroom enhances the practicality of the layout.

The first floor boasts a remarkable 15ft bedroom, featuring double windows that flood the room with natural light, alongside an additional bedroom with both bedrooms benefitting from fitted wardrobes. There is also a beautiful family bathroom for convenience. Ascending to the top floor, you will discover the impressive master bedroom, which includes a stylish ensuite shower room, providing a private retreat.

The property also benefits from a garage and an allocated parking space, both of which are easily accessible through the garden. The good-sized garden not only offers outdoor space for relaxation but also provides direct access to the garage located beneath the coach house. Furthermore, there was a Tado energy saving heating system installed 2022 ensuring comfort and efficiency.

Conveniently situated, this home is well-placed for local amenities and is within close proximity to four schools, one of which boasts an Ofsted rating of Outstanding. This property is an excellent opportunity for those seeking a modern, spacious home in a peaceful setting.

- 3 Bedroom Town House
- Sought After Road In Ditton
- Spacious Throughout
- Tado energy saving heating system installed 2022
- Sleek Kitchen Incorporating Integrated White Goods
- 2 Beautiful Bathrooms
- Lovingly Looked After Throughout
- Driveway And Allocated Space
- Close To Local Amenities And Schools
- EPC Rating C





LOCAL AREA INFORMATION FOR DITTON

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

For recreation you have a 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 at Ditton, Larkfield and Aylesford. 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 4.6 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 or ask for a Page & Wells Key Facts for Buyers Guides.

ADDITIONAL INFORMATION

NO FORWARD CHAIN

Freehold

Brick Built

Council Tax Band D

EPC Rating C

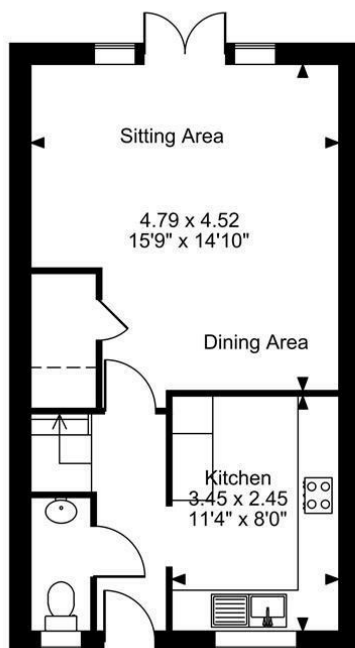
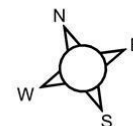
UPVC Double Glazing

Tado energy saving heating system installed 2022

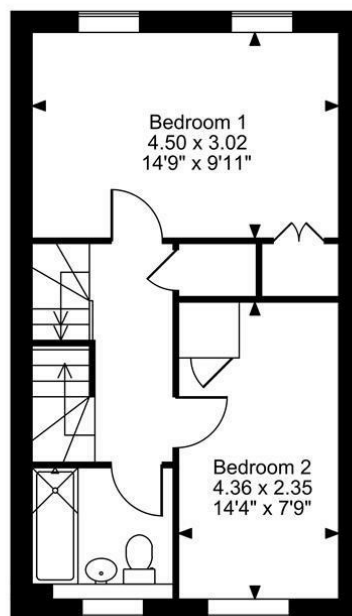
Annual Service Fee £185 in 2024



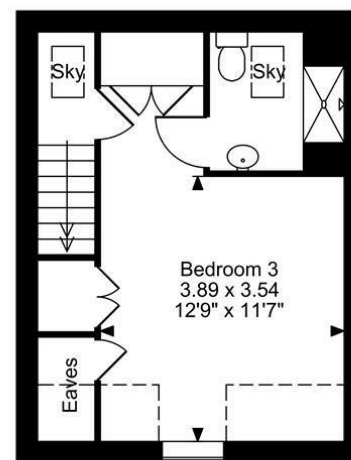
Brampton Field, Ditton, Aylesford, Kent
Approximate Gross Internal Area
Main House = 1068 Sq Ft/99 Sq M
Garage = 162 Sq Ft/15 Sq M
Total = 1230 Sq Ft/114 Sq M



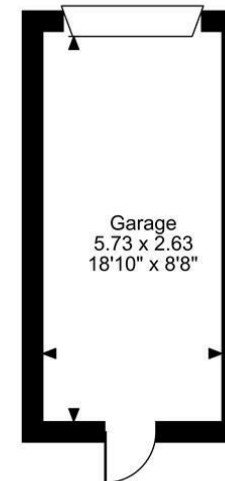
Ground Floor



First Floor



Second Floor



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

□□□□ Denotes restricted head height

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