



40 Huntingfield Road

Meopham, Kent, DA13 0EZ Freehold

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£460,000

A very well maintained three bedroom semi-detached house located within easy walking distance of Meopham shops, rail station and schools. Offered to the market with benefit of no onward chain.

Overview

- No onward chain
- Three bedrooms
- Kitchen/Diner
- Utility & ground floor wc
- South facing rear garden
- Garage & driveway
- EPC Band: C
- Council Tax: D
- Integrated appliances
- Walking distance to shops, schools and station

Description

The accommodation of this semi-detached house comprises entrance porch, entrance hall, spacious lounge, kitchen diner with built-in appliances and an out building housing a utility room and WC. The first floor as three bedrooms and a bathroom with a shower over. There is parking at the front of the property and an attached single garage. The south facing rear garden has a large decking patio and is laid to lawn.

The property has been re-furbished by the current owner since 2016 including re-wiring, 8 windows and front door, kitchen and bathroom and as such is offered to the market in excellent condition.



Location

Meopham is sited between Gravesend and Wrotham on the A227 and benefits from many local amenities and excellent transportation links. The A2/M2 and M20/26 motorway networks are both within easy reach as is Meopham mainline rail station with services to Victoria (35mins), Ebbsfleet International station is within a short drive and Gatwick can be reached in approximately 40 minutes. There are outstanding local primary and secondary schools within Meopham and the neighbouring villages and grammar schools at nearby Gravesend and Dartford. Local shops are found

at nearby Culverstone and Meopham Parade with more comprehensive shopping facilities found at Waitrose in Longfield, Morrisons in Northfleet and Bluewater at Greenhithe (10 mins).

Viewing arrangements

Strictly by prior appointment with Kings

Directions

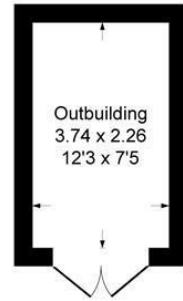
From our Meopham office proceed south along the A227 Wrotham road and take the 5th turning on the right into Huntingfield Road. The property is found on the left on the corner of Lances Close.

Property information

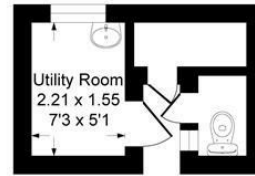
Mains gas, electric, water and drainage



Huntingfield Road, DA13



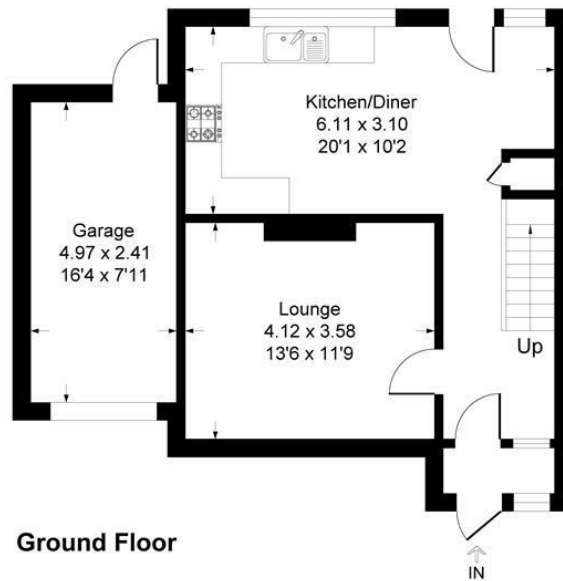
Outbuilding



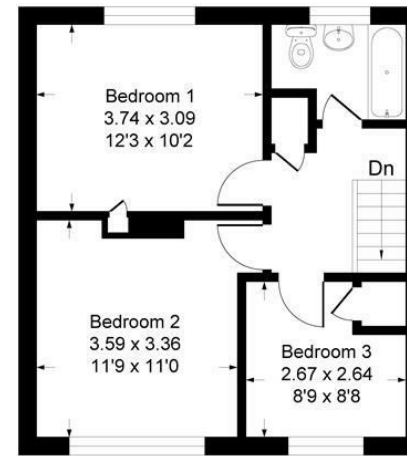
Outbuilding

Garden
22.00 x (72'2)
(Approx)

Approximate Gross Internal Area
85.1 sq m / 916 sq ft
Garage = 11.9 sq m / 129 sq ft
Outbuilding = 14.5 sq m / 156 sq ft
Total = 111.5 sq m / 1201 sq ft



Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
Produced By Planpix

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