



## Farthingale Pilgrims Way

Wrotham, Sevenoaks, TN15 7DD Freehold



Price Guide £750,000

# Charming detached former coach house in the historic village of Wrotham and steeped in a rich history and old-world charm. With two spacious reception rooms, kitchen/breakfast room, three bedrooms, cloakroom, bathroom, lean to storage, garden on two side with swimming pool, gated drive and garage.

## Overview

- Period detached former coach house
- Set in historic Wrotham
- Two reception room
- Three bedrooms
- Cloakroom, upstairs bathroom
- Kitchen, breakfast room
- Swimming pool
- Gated parking and garage
- Garden to two sides
- Council tax band F

## Description

### Entrance hall

Stairs to first floor and cupboard under,

### Cloakroom

WC, wash basin, window and loft access

### Sitting room

Dual aspect, fireplace with log burning fire, patio door to the garden.

### Dining room

Dual aspect and bay window

### Kitchen

Dual aspect, wall and base units, worktops, sink/drainer, space for slim line dishwasher, space for washing machine, space for gas cooker with extractor above, larder cupboard and door to lean to barn storage with wall mounted gas boiler and shed with access to the garden.

### Landing

Large window to the front and loft access



**Bedroom one**

Lovely views over the garden and beyond, built in wardrobes and vanity wash basin.

**Bedroom two**

Views over the garden and beyond, built in wardrobe and wash basin.

**Bedroom three**

Dual aspect and built in wardrobe.

**Bathroom**

Dual aspect, bath with shower over and glass screen, wash basin, WC, Victorian style radiator and cupboard.

**Front Garden**

Side garden with lawn, gated driveway and detached garage, path to front and side access

**Rear garden**

Mature garden with lawn, rockery, flower beds, shrubs and trees.

**Swimming pool**

Part of the garden is an open aired swimming pool with thermal cover and summer house with gas heater for the pool.

**Location**

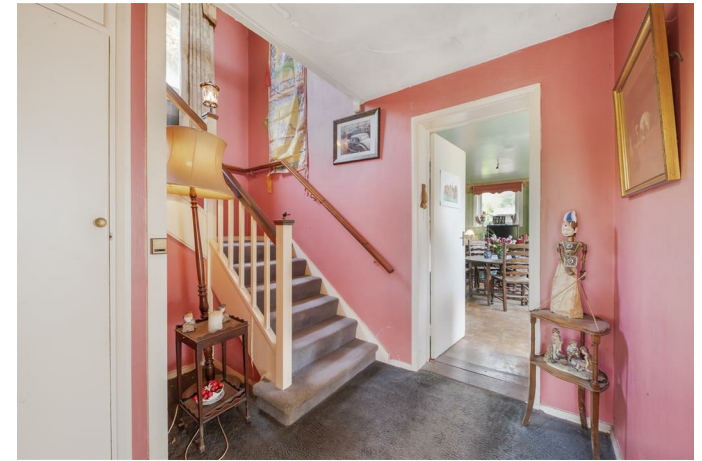
Wrotham is a historic village set on the outskirts of Kent countryside and benefits from its village shop, popular primary school, secondary school, recreation ground, cricket pitch, church, several pubs and beautiful countryside walks.

The neighbouring village of Borough Green with its variety of shops, restaurants, take-aways, pub, bar, primary school, doctors, dentists, Reynolds Retreat (gym, country club, restaurant and spa) and mainline railway station (with services to London Bridge in 37 minutes and Maidstone town centre).

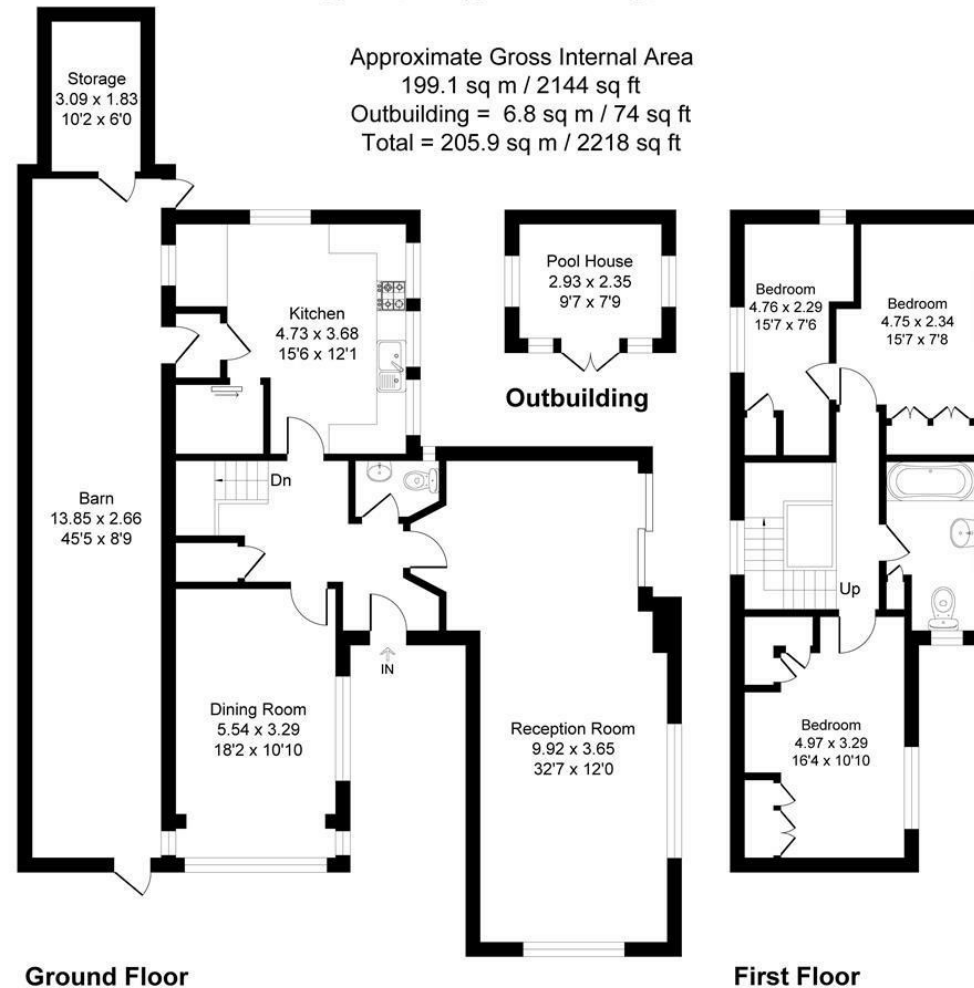
The M20 and the M26, both linking to the M25, can both be accessed within 2 miles

**Agents notes**

The property is freehold, built of standard construction, connect to mains gas and electricity as well as mains drains and sewage.



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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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