



Byway Fen Pond Road
Ightham, Kent, TN15 9JD Freehold



Offers In The Region Of
£595,000

Found within the picturesque village of Ightham, opposite the church, is this well-presented two bedroom semi-detached bungalow.

Overview

- Semi-detached bungalow
- Desirable village location
- Two bedrooms
- Kitchen
- Conservatory
- Shower room
- Rear and side garden
- Garage and drive
- Chain free

Property description

A well presented semi-detached bungalow with potential to extend (subject to obtaining relevant consents) situated in the heart of the sought after historic village of Ightham overlooking the church. Once inside, an entrance hallway greets your arrival with built-in storage cupboards and connecting doors to the other rooms. The main reception is a good size and opens with french doors to the conservatory that has a multitude of uses but whatever you decide it will be a wonderful space to sit and enjoy the views over the garden. Both bedrooms are double in size and have fitted wardrobes. The kitchen and shower room have both been modernized. Outside the rear garden faces south. It is neatly tended with a large astro lawn, established trees are at the bottom of the garden adding to the feel of privacy to the side and rear. A side gate gives access to the front. The garage has a personal access door from the rear patio and the front. The large drive offers parking for residents and guests.



Location

Set to the South West of Sevenoaks is the highly sought-after and historic village of Ightham benefitting from many local amenities and excellent transportation links. The village has an 'Ofsted outstanding' primary school, village shop, pub, historic church, recreation ground with playground, tennis courts and National Trust site of Ightham Moat while still providing easy access to the nearby towns of Tonbridge and Sevenoaks.

Sevenoaks town is approximately six miles away and offers a comprehensive range of shops, social and leisure facilities. Sevenoaks mainline station has fast and frequent services

links to London in less than thirty minutes. Leisure facilities include Sevenoaks Leisure Centre, Vine cricket club, rugby club, hockey club, and golf at Wildernesse and Knole. More locally Borough Green village has a variety of shops, doctors, dentists, Reynolds Retreat (gym, country club, restaurant and spa) and mainline station with services to London Bridge, Charing Cross and Victoria in around 35 - 45 minutes. Maidstone is just under two miles away. The M20/M25/M26 motorway networks are within easy reach.

Viewing Arrangements

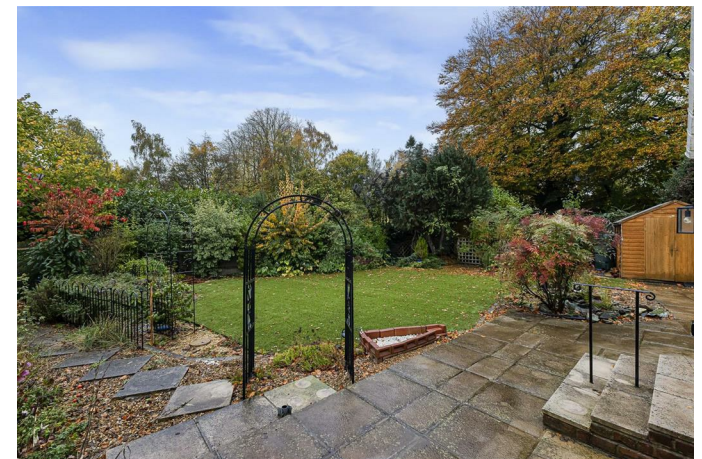
Strictly by prior appointment with Kings.

Directions

From the office head west on Western Rd/A227. At the roundabout, take the second exit onto Sevenoaks Rd/A25 and continue for 0.4 miles. At the roundabout take the second exit onto Borough Green Rd/A227 and after 0.4 miles turn right onto Fen Pond Road. Turn right onto the slip road where the property will be found. what3words location finder: [///awards.cars.carbon](https://www.what3words.com/awards.cars.carbon)

Property Information

Mains gas, electric, water and waste. The Local Authority is Tonbridge & Malling. The council tax band is D.



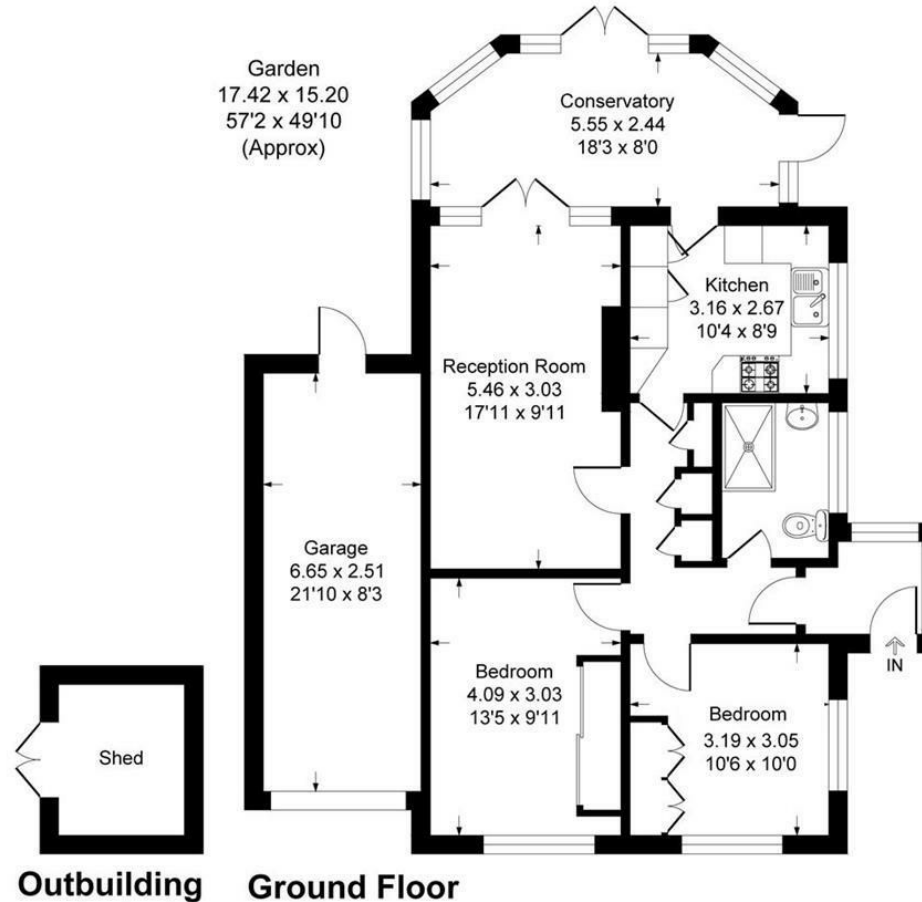
Byway, Fen Pond Road, TN15

Approximate Gross Internal Area

77.7 sq m / 836 sq ft

Garage = 16.6 sq m / 179 sq ft

Total = 94.3 sq m / 1015 sq ft



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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