



Set at the far end of this popular cul-de-sac location on the Riverhead / Chipstead border, this unique two double bedroom detached new build home is situated within genuine walking distance (0.4 miles) of the highly regarded Riverhead and Amherst Schools, as well as Chipstead Common, the picturesque boating lake and doorstep amenities on offer in Riverhead. In addition, the near neighbouring town of Sevenoaks provides a wider array of all shopping, social and leisure facilities, as well as fast and frequent rail links to London Bridge / Charing Cross available in under thirty minutes from Sevenoaks mainline station, just 1.3 miles away.

Covered by a new home warranty, this new build home is unique in the current market place, offering as it does, the opportunity to own a new build detached home at this pricing point. Generously proportioned and well planned, the accommodation comprises an entranceway with ground floor cloakroom, which leads to a fully open plan living space with clearly defined kitchen / dining area to the front, as well as a sitting area with bi-folding doors to the rear which lead directly onto the garden. Accessed via a central first floor landing are two double bedrooms with the family bathroom in between. Additional benefits include underfloor heating throughout the ground floor, driveway parking for at least three cars with electric charging point and a delightful enclosed rear garden. Available with NO ONWARD CHAIN, your internal viewing comes highly recommended in order to fully appreciate all this new build home has to offer.

New Build 28a Bullfinch Dene

Sevenoaks, Kent, TN13 2BA Freehold



Guide Price £575,000

ENTRANCE

Double glazed entrance door with accompanying full height double glazed window, attractive wood flooring (underfloor heated) coved ceiling, door to ground floor wc and access into fully open plan kitchen / dining and sitting areas.

GROUND FLOOR WC

Double glazed window, attractive wood flooring (underfloor heated), white suite comprising concealed flush WC and wash basin with integrated storage unit beneath.

KITCHEN / DINING & SITTING ROOM

Fully open plan ground floor ground floor is triple aspect with a wonderful social relationship between the reception area and kitchen / dining area as follows:

KITCHEN / DINING SPACE: Double glazed window to front, inset downlighting, attractive wood flooring (underfloor heated), coved ceiling with inset downlighting, contemporary kitchen comprises an extensive series of matching wall and base units set with work surface tops and matching upstands, inset sink unit, full suite of integrated white goods including dishwasher, washing machine, fridge over freezer and oven with hob and overhead extractor, door to walk in storage cupboard and open space for dining table and chairs.

SITTING AREA: Dual aspect reception space has double glazed bi-folding doors to the rear providing direct access to the garden as well as a double glazed window to the side, inset downlighting, attractive wood flooring (underfloor heated) and staircase leading to the first floor landing.

FIRST FLOOR LANDING

Velux style roof window to side elevation, inset downlighting, fitted carpet and access to both double bedrooms and the family bathroom.

BEDROOM ONE

Double bedroom with double glazed window to front, radiator, fitted carpet and pendent light.

BEDROOM TWO

Double bedroom with double glazed window to rear, radiator, fitted carpet and pendent light.

FAMILY BATHROOM

Double glazed window to side, inset downlighting, contemporary bathroom suite comprising bathtub with separate full size step in shower cubicle, WC and wash hand basin with integrated storage unit beneath.

PARKING

There is side by side parking for two cars

immediately in front of the property with a turning area providing at least one further parking space on the private driveway.

GARDEN

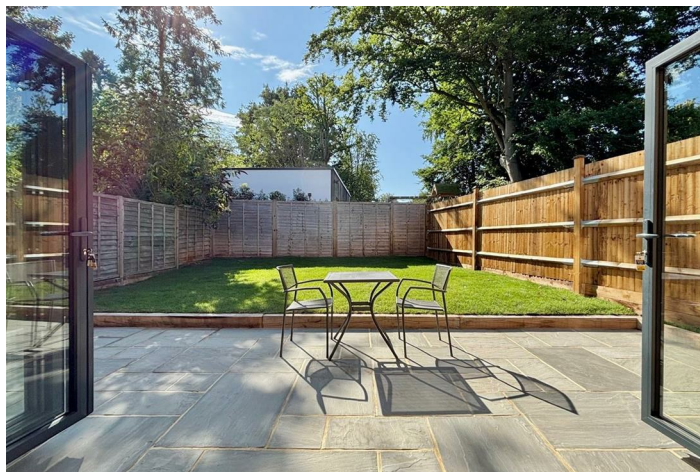
Enclosed rear garden is set within a neatly fenced perimeter and has a full width paved patio sun terrace, which is ideal space in which to sit out and entertain and leads to the side access with pedestrian gate. The remainder of the garden is a newly turfed lawn. There is external power supply to the rear garden as well as a water tap to the front garden and a charging point for electric vehicles.

ADDITIONAL INFORMATION

Property is Freehold

Council Tax Band (awaiting confirmation from Sevenoaks Council)

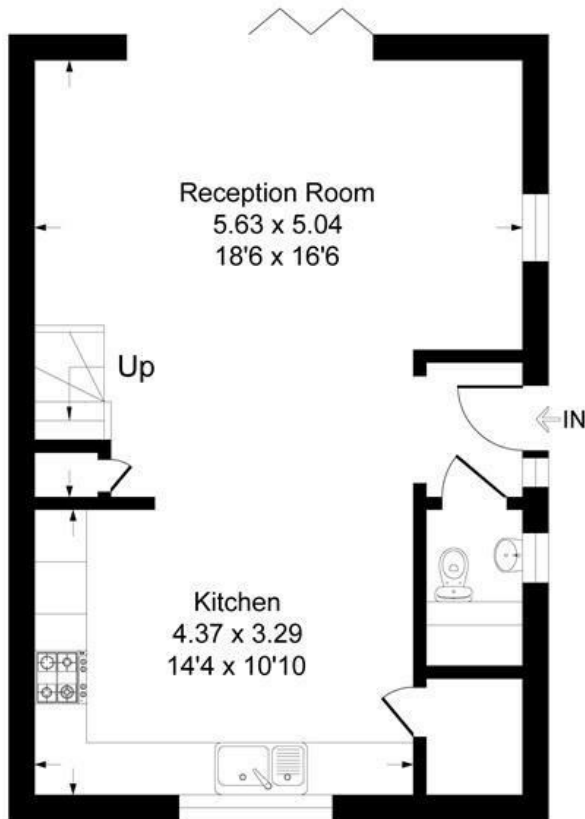




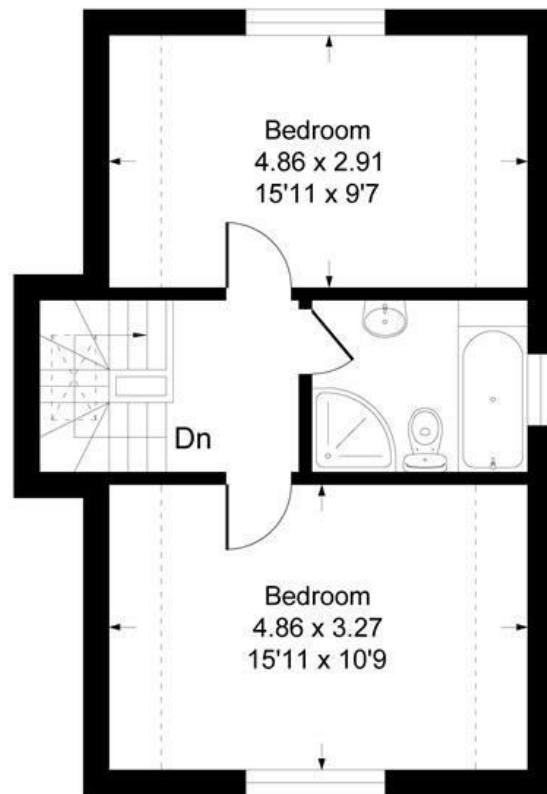
Bullfinch Dene, TN13

Garden
9.21 x 8.32
30'3 x 27'4
(Approx)

Approximate Gross Internal Area
90.2 sq m / 972 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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