



**Guide Price**  
**£800,000**

**Freehold**

3x  1x  2x 

**High Street, Eynsford,  
Kent, DA4**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards





## Main features

- Detached house in a central prime location within Eynsford
- Exceptionally spacious garden
- Includes car port and off-road parking
- Close proximity to village amenities
- Ideal renovation opportunity

## Accommodation

### GROUND FLOOR

Entrance Hall: 13'11 x 6'7 (4.24m x 2.01m)  
 Lounge: 16'1 x 10'10 (4.91m x 3.30m)  
 Dining Room: 12'11 x 10'11 (3.94m x 3.33m)  
 Kitchen/Breakfast Room: 15'3 x 9'4 (4.65m x 2.85m)  
 Study: 15'0 x 7'10 (4.58m x 2.39m)  
 Cloakroom: 7'4 x 2'9 (2.24m x 0.84m)

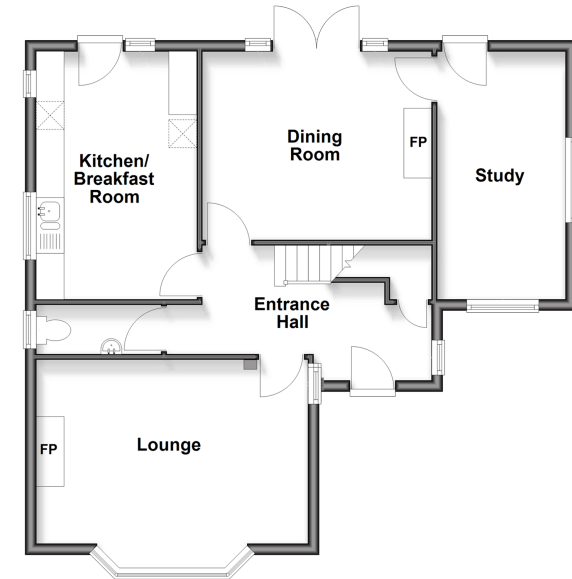
### FIRST FLOOR

Landing  
 Bedroom 1: 15'4 x 13'0 (4.68m x 3.97m)  
 Bedroom 2: 12'11 x 11'0 (3.94m x 3.36m)  
 Bedroom 3: 9'5 x 9'2 (2.87m x 2.80m)  
 Bathroom: 8'10 x 5'8 (2.69m x 1.73m)

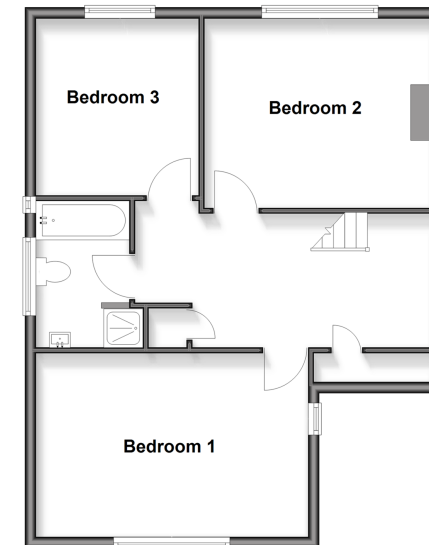
### OUTSIDE

Front Garden  
 Car Port  
 Off-Road Parking  
 Rear Garden

**Ground Floor**  
 Approx. 67.2 sq. metres (723.6 sq. feet)



**First Floor**  
 Approx. 58.7 sq. metres (631.6 sq. feet)



**Call Eynsford - 01322 862844 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.



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