

OVER 60?

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



Price

£800,000

Freehold

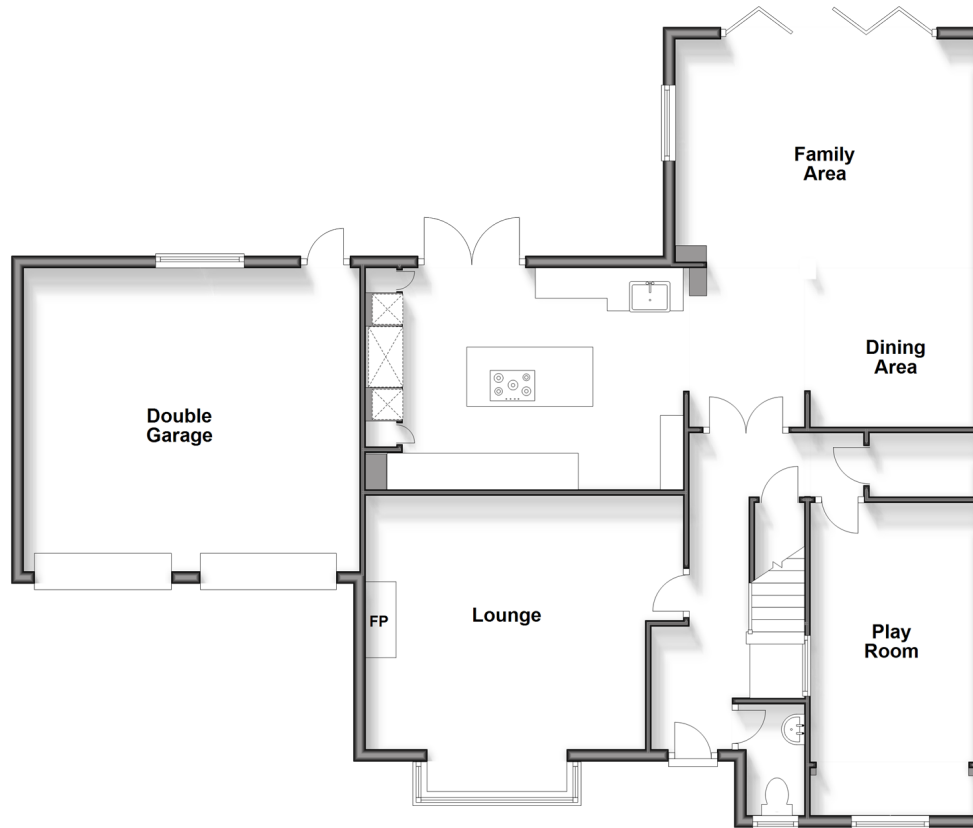
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Baywell, Leybourne, Kent, ME19

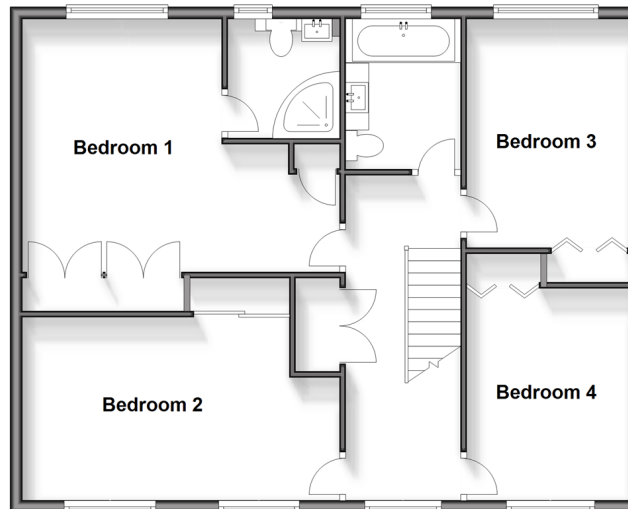
Wards

Helping you move forwards

Ground Floor
Approx. 130.3 sq. metres (1403.0 sq. feet)



First Floor
Approx. 79.2 sq. metres (852.5 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall

Cloakroom

Lounge: 17'1 x 16'5 (5.21m x 5.01m)

Play Room: 16'1 x 8'11 (4.91m x 2.72m)

Kitchen: 15'0 x 11'10 (4.58m x 3.61m)

Dining Area: 15'6 x 8'7 (4.73m x 2.62m)

Family Area: 16'0 x 11'1 (4.88m x 3.38m)

FIRST FLOOR

Landing

Bedroom 1: 16'11 x 13'8 (5.16m x 4.17m)

En-Suite Shower Room

Bedroom 2: 12'0 x 9'11 (3.66m x 3.02m)

Bedroom 3: 12'0 x 9'1 (3.66m x 2.77m)

Bedroom 4: 11'8 x 9'1 (3.56m x 2.77m)

Bathroom

OUTSIDE

Driveway & Double Garage

Front & Rear Gardens

Outbuilding With Electric: 11'5 x 10'10 (3.48m x 3.30m)



Main features

- Stunning home set at the end of a quiet cul-de-sac
- Sociable kitchen/dining/family area - ideal for bringing the family together
- Good size play room - could be used as a home office or an additional bedroom
- All bedrooms are doubles - no box room to worry about
- Excellent commuter links by road & rail

Nearest Schools

Primary Schools: Leybourne, St Peter and St Paul C of E Voluntary Aided Primary 0.8 miles, West Malling C of E Voluntary Controlled Primary and Language Unit 1.5 miles, St James the Great Primary and Nursery School 1.5 miles. Secondary Schools: Grange Park School 1.6 miles,

Transport Information

Train Stations: West Malling 1.7 miles, Snodland 2.1 miles, Barming 2.4 miles

Address

Baywell, Leybourne, Kent, ME19

Directions

For directions to this property please contact us.



Wards
Helping you move forwards

Call Larkfield Branch 01732 847877 ■ 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 59% less, by purchasing a Lifetime Lease.

EPC RATING

CURRENT: D(61) POTENTIAL: B(32)

12935085/20240318/CK/JT