



**Price**  
**£485,000**

**Freehold**

4x  2x  1x 

**Priory Grove, Ditton,  
Aylesford, Kent, ME20**

**OVER 60?**

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

*Wards*  
Helping you move forwards





## Main features

- Hugely extended - perfect for the largest of families
- All bedrooms are a great size - no box rooms here
- A large en-suite bathroom adds a touch of luxury
- Enjoy the wonderful private garden
- No forward chain to worry about

## Accommodation

### GROUND FLOOR

- Entrance Porch
- Entrance Hall
- Lounge: 24'10 (7.57m) x 12'4 (3.76m) narrowing to 9'3 (2.82m)
- Dining Area: 9'1 x 8'8 (2.77m x 2.64m)
- Kitchen: 12'0 x 8'8 (3.66m x 2.64m)

### FIRST FLOOR

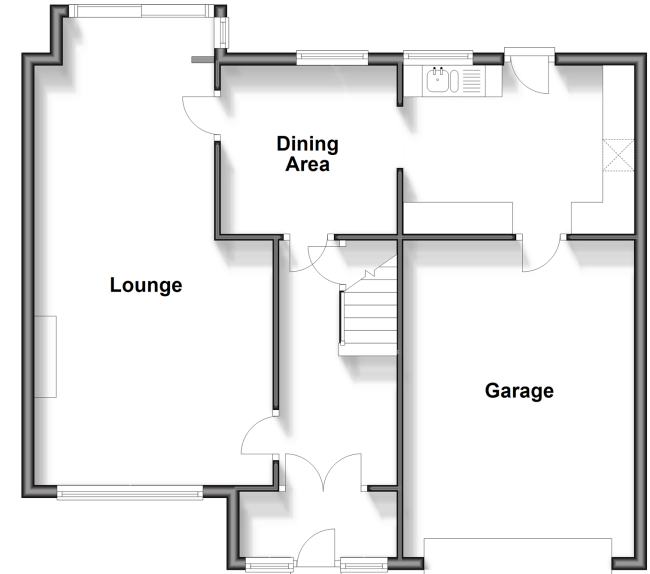
- Landing
- Bedroom 1: 16'5 x 12'0 (5.01m x 3.66m)
- En-Suite Bathroom
- Bedroom 2: 12'8 into fitted wardrobes x 9'7 (3.86m x 2.92m)
- Bedroom 3: 12'5 x 8'11 (3.79m x 2.72m)
- Bedroom 4: 9'8 x 8'6 (2.95m x 2.59m)
- Shower Room

### OUTSIDE

- Driveway
- Garage: 18'1 x 12'1 (5.52m x 3.69m)
- Front & Rear Gardens

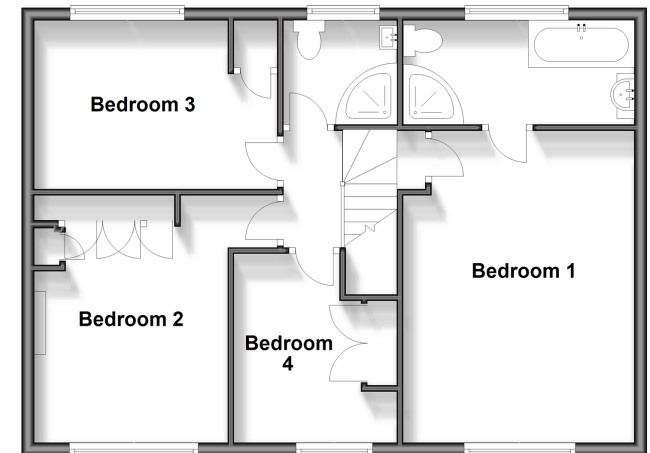
### Ground Floor

Approx. 72.2 sq. metres (777.2 sq. feet)



### First Floor

Approx. 64.3 sq. metres (691.8 sq. feet)



**Call Larkfield - 01732 847877 ■ [wardsof Kent.co.uk](http://wardsof Kent.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.



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