

Bluebell
ESTATES



55A, Partridge Avenue, Larkfield, ME20 6LS
Offers In Excess Of £315,000

About this property.....

This larger than average two bedroom end of terrace house is found tucked away in the corner of a no through road in Larkfield.

The property benefits from a downstairs cloakroom on the ground floor and the main bedroom upstairs is a particularly good size, with built in wardrobes, with the second bedroom also being a double room.

The rear garden is relatively low maintenance and not particularly overlooked. You will also find double doors leading into the garage so there could be the option to convert this into an office space or treatment room. At the far end of the garden there are timber gates leading out to the garage but these would also allow you to bring a prized vehicle or motorbike into the back garden. The driveway at the front also offers parking for 2 vehicles.

So please get in touch to arrange a viewing on this property before you miss out.

Situation.....

If you're someone who loves an active and healthy lifestyle, Larkfield is the perfect place for you. With its large modern leisure centre boasting a state-of-the-art gym, spa, leisure pool with rapids and slides, 25m lane swimming pool, and a variety of fitness classes, you'll have everything you need to stay fit and healthy. But if you prefer to exercise in the great outdoors, you can take a jog around the stunning 250-acre Leybourne Lakes Country Park, watching the scuba divers, stand-up paddle boarders, and kayakers in the water.

This vibrant village has everything you need for a comfortable and convenient lifestyle, including a Tesco superstore, Morrisons supermarket, medical centre, and plenty of pubs, restaurants, and independent shops. For families, Lunsford Park and Brookfield Junior school are both rated as Good in 2017, ensuring your children will receive an excellent education.

Commuters will appreciate the easy access to junction 4 of the M20, and rail services to London St Pancras in under an hour from New Hythe station. If you need to travel further afield, Ebbsfleet International is just a 26-minute (18 miles) car journey away, with trains to London St. Pancras taking only 19 minutes.









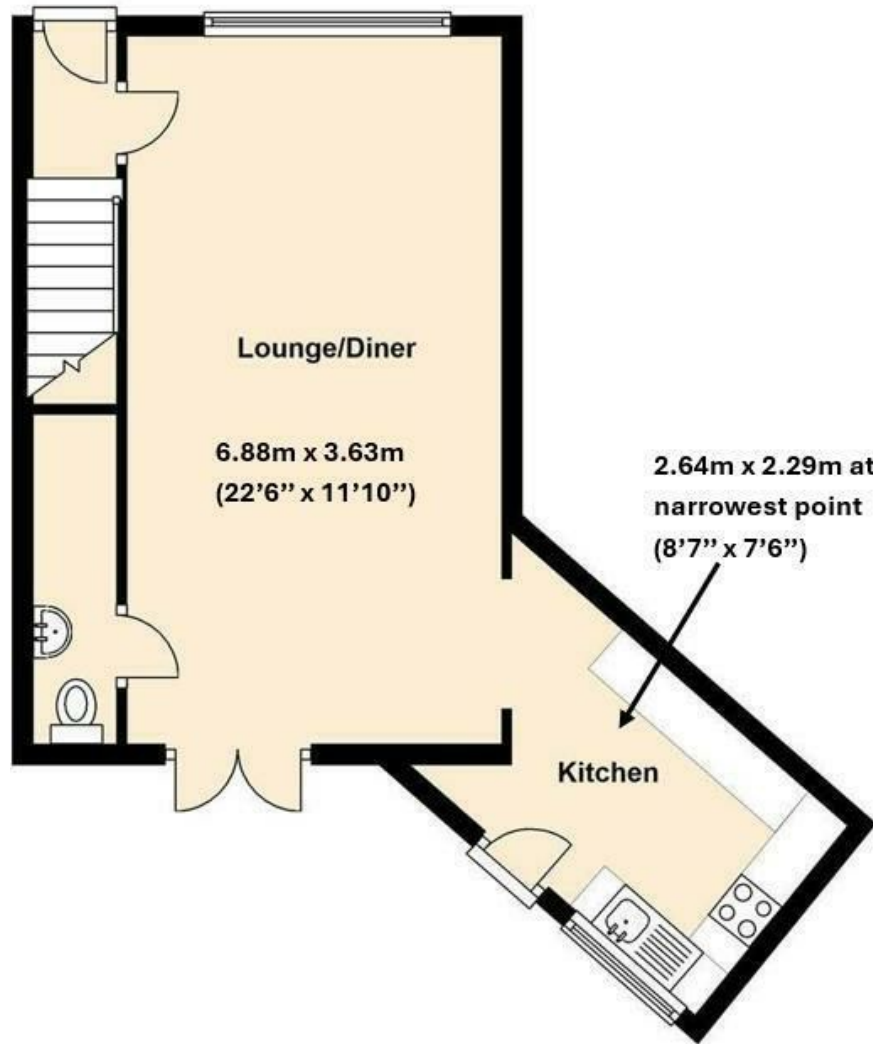
Two Bedroom End Of Terrace House
Garage & Parking for 3 Vehicles
Tucked Away Position In A No Through Road Location
Downstairs Cloakroom
Great Sized Main Bedroom
Scope To Convert The Garage



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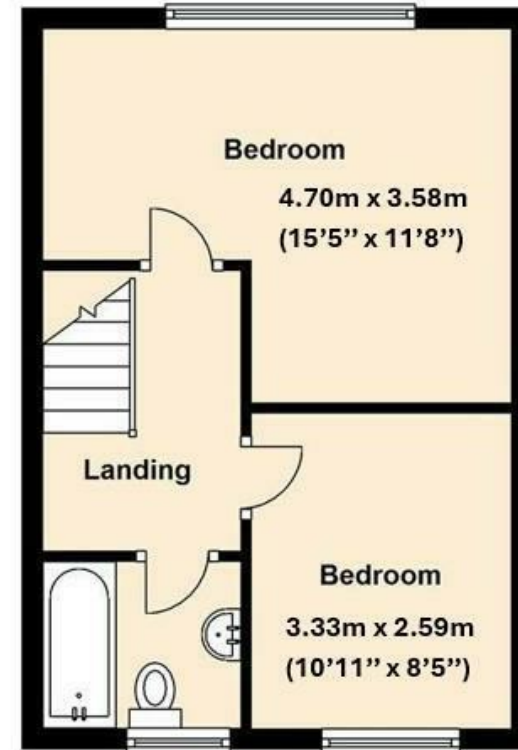
Ground Floor

Approx. 40.4 sq. metres (434.6 sq. feet)



First Floor

Approx. 30.2 sq. metres (325.5 sq. feet)



Total area: approx. 70.6 sq. metres (760.1 sq. feet)

Agents Notes

Floor plans produced for illustrative purposes only. The position and sizes of doors, windows, rooms and other items are approximate and no responsibility is taken for any error, omission or mis-statement. These particulars are produced for information only and do not form part of any contract. The agent has not had sight of any title documents. Fixtures, fittings and services not tested.

