

Bluebell

ESTATES



34, Albion Drive, Larkfield, ME20 6FG
£425,000

About this property.....

Set in a no-through road location this home this semi-detached house is a true gem waiting to be discovered. Boasting a modern design and immaculate presentation, this Redrow-built home from 2014 offers a perfect blend of style and comfort.

As you step inside, you are greeted by an entrance hall, with doors to all ground floor rooms, a storage cupboard and a useful utility cupboard with space for washing machine and tumble dryer. The spacious living room has French doors opening to the garden and is perfect for entertaining guests or simply relaxing with your loved ones. With three inviting bedrooms and two well-appointed bathrooms, including an en-suite, this property effortlessly caters to the needs of a growing family.

The property's low maintenance garden to the front and rear provides a tranquil outdoor space to unwind and enjoy the fresh air. Additionally, the plastered garage, driveway for at least two cars, and extra sheds behind the garage offer ample storage and parking solutions.

One of the standout features of this delightful home is the large loft, presenting an exciting opportunity for conversion into an additional bedroom and bathroom, subject to planning permission. This potential for expansion allows you to truly make this house your own and tailor it to your specific needs.

With a prime location, modern amenities, and the possibility for further enhancement, this property on Albion Drive is a rare find that promises a comfortable and stylish lifestyle for its next lucky owner. Don't miss out on the chance to make this house your home.

Situation.....

If you're someone who loves an active and healthy lifestyle, Larkfield is the perfect place for you. With a large modern leisure centre, just opposite, 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, just down the road, 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 by Ofsted, 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 an even faster route into the capital, Ebbsfleet International is just a 26-minute (18 miles) car journey away, with trains to London St. Pancras taking only 19 minutes.







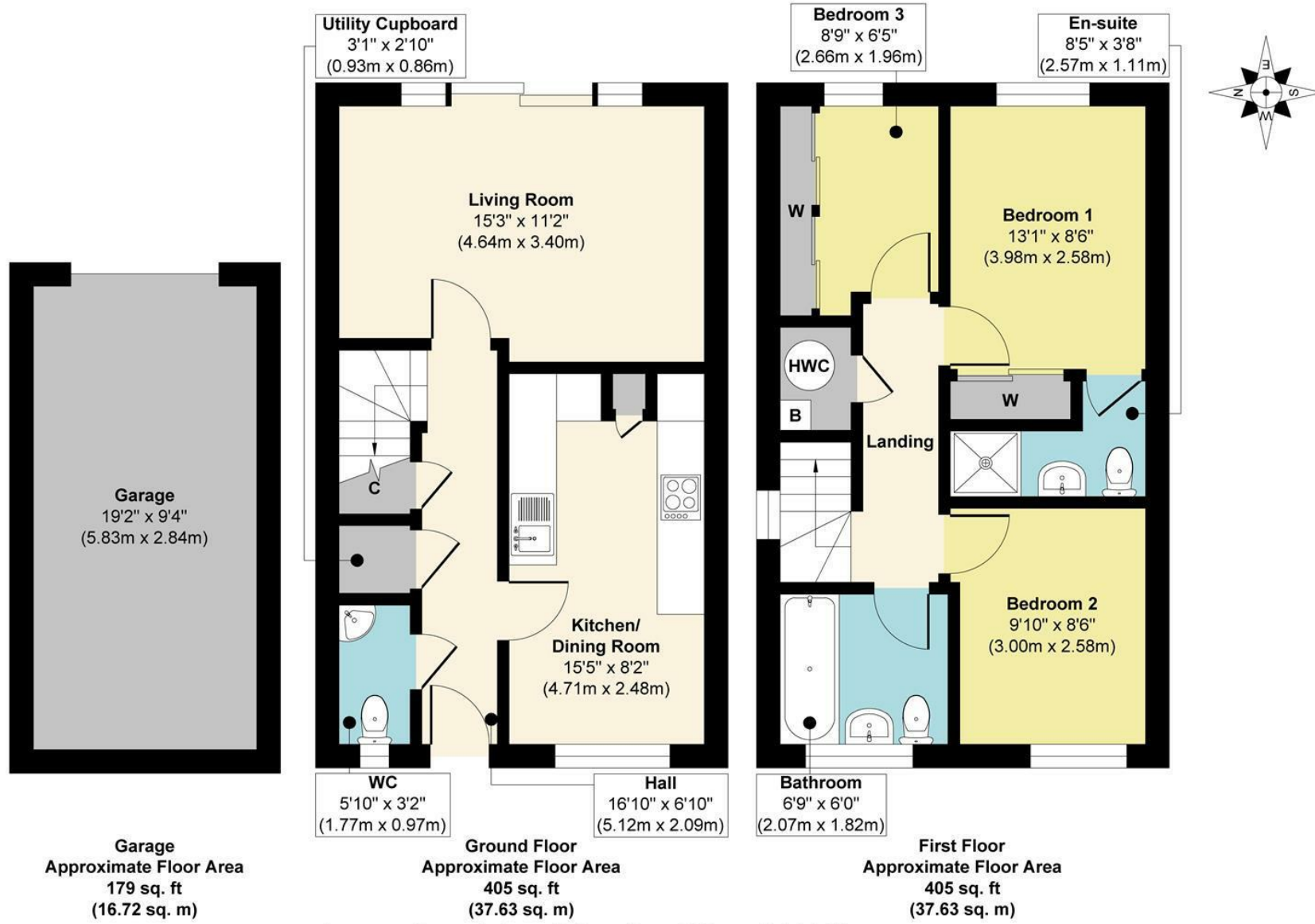


Agents Notes

Immaculately presented 3 bedroom semi-detached family home
Built by Redrow Homes in 2014 with B Energy Rating
Living room with sliding doors to virtually maintenance free Easterly facing garden
Sociable modern kitchen-dining room
Utility cupboard and ground floor cloakroom
3 Bedrooms and 2 bathrooms, one of which is en-suite
New Hythe station 3 minutes away by car with trains to London in under an hour
Ebbsfleet International just a 26-minute (18 miles) car journey away, with trains to London St.
Pancras taking only 19 minutes.



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Approx. Gross Internal Floor Area 989 sq. ft / 91.98 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

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.



