



30 The Old Yews New Barn

- Detached Family Home
- Four Bedrooms
- Ensuite To Master Bedroom
- Living Room
- Kitchen/Diner
- Study
- Family Bathroom
- Secluded Garden
- Garage & Driveway
- No Onward Chain

£600,000





We are pleased to be able to offer for sale this detached four bedroom family home situated in the popular Old Yews. The property does require some updating and is offered to the market with no onward chain.

Situated in one of New Barns most popular roads this detached four bedroom family home is oozing with potential. Requiring some updating the property offers four bedrooms and the master has an ensuite.

Downstairs there is plenty of room for all the family with a good size living room to the rear and a study at the front along with a kitchen/diner.

The secluded rear garden is the perfect place to sit, relax and enjoy those long summer evenings.

The garage is set to the rear of the property with a driveway.

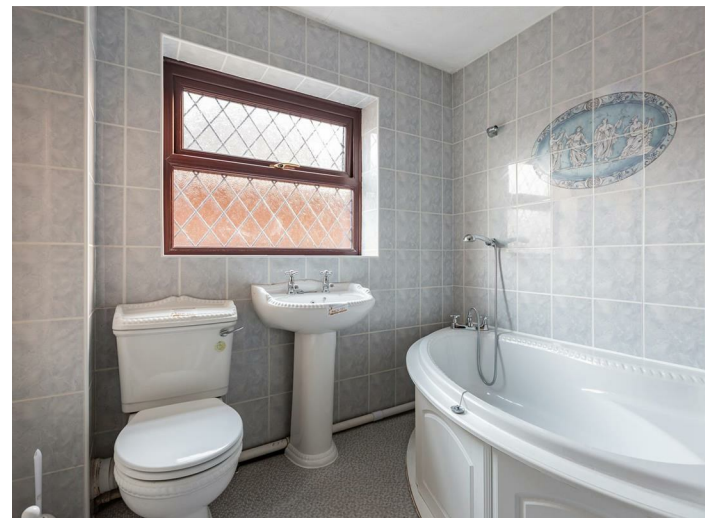
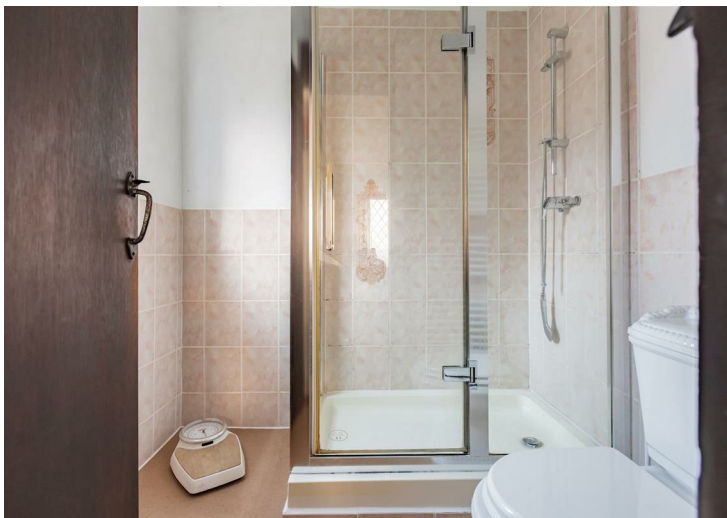
This property is offered to the market with no onward chain.

Tenure: Freehold

Council Tax Band: F

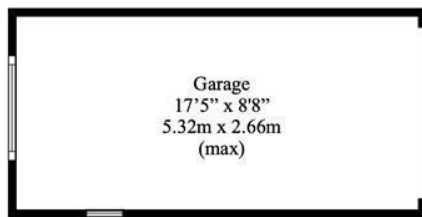
Fixtures and fittings by arrangement other than those mentioned.





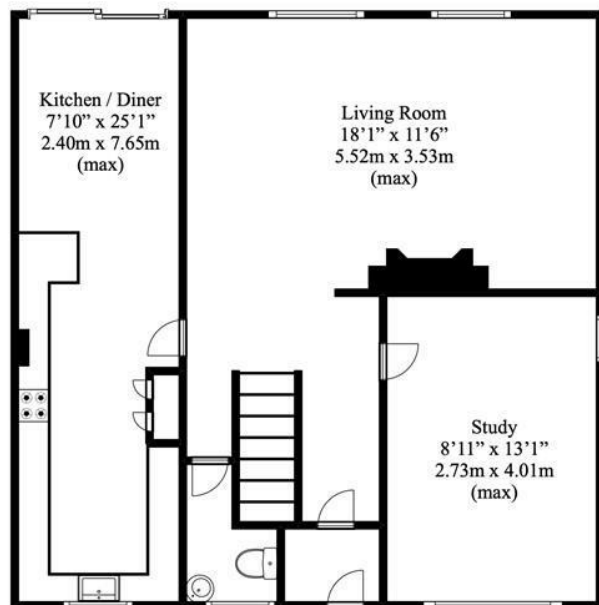
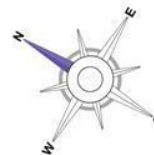






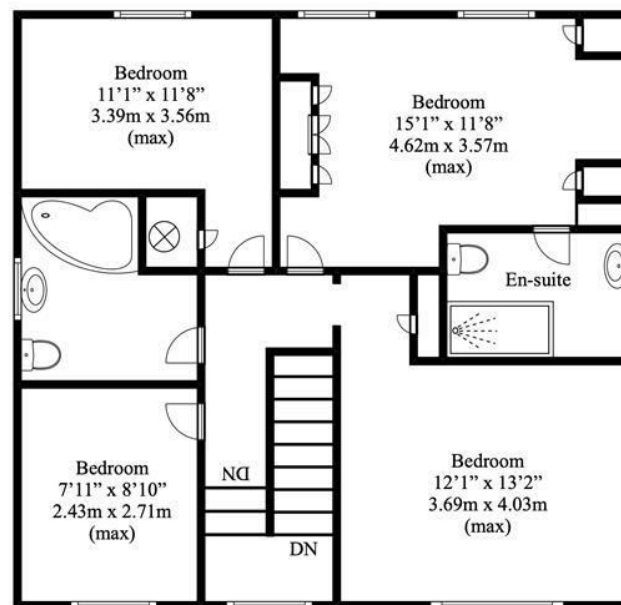
Garage
152 SQ.FT.
14.15 SQ.M.

Approx. total
floor area
(Excl. Garage)
1,303 SQ.FT.
121.16 SQ.M.



Ground Floor
Approx. floor area
(Excl. Garage)
652 SQ.FT.
60.58 SQ.M.

Entrance



First Floor
Approx. floor area
652 SQ.FT.
60.58 SQ.M.

Disclaimer

This floorplan is for illustrative purposes only. We do not accept responsibility for any errors or omissions. The depicted appliances have not been tested, and their operability or efficiency is not guaranteed. Measurements are approximate and not to scale and not precise, and may have been taken from the widest area including wardrobes and storage spaces. Garages and outbuildings may not be represented in their actual location in relation to the property. Buyers are advised to take their own measurements and compass reading. Internal measurements and total areas should be verified, as their accuracy is not guaranteed.

Open: Monday-Friday 9am-5.30pm
Saturday 9am-5pm

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Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
92-100 A		86
81-91 B		74
69-80 C		
55-68 D		
48-54 E		
35-47 F		
13-34 G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		

Appliances and services are untested. Dimensions are approximate and floorplans are not to scale. Fixtures and fittings, planning and alterations, lease details if applicable, should all be verified legally.