



7 Olivers Mill New Ash Green

- Beautifully Presented Extended Semi Detached Three Bedroom House
- Spacious Open Plan Living, Stunning Interiors and Living Design
- Upstairs Bathroom & Downstairs Shower Room
- Gas Central Heating
- Double Glazing Throughout
- Amazing Fully Fitted Kitchen/Breakfast Room
- Air Conditioning
- South Facing Rear Gardens
- Garage to Side at Rear, Driveway

£459,950





Thoughtfully curated in every detail a spacious extended Semi Detached three bedroom house nestled in the sought after neighbourhood of Olivers Mill.

Spacious open plan living with stunning interiors and living design.

Perfect outside space with south facing rear garden and garage with driveway.

Exquisite open planning! Enter into a lovely entrance hall, door to beautifully fitted downstairs shower room, uncover a beautiful space to gather together and unwind including a beautiful fully fitted kitchen/breakfast room , living room, cozy lounge/sun area, air conditioning, garage currently used as a utility room and storage room, there are three gorgeous bedrooms with fitted wardrobes plus a stunning family bathroom.

- Shower room refurbished
- Family bathroom refurbished
- Karndean flooring throughout downstairs
- Mitsubishi Electric Air Conditioning downstairs and in two main bedrooms upstairs
- 2 x AEG ovens
- 1 x AEG oven/microwave
- AEG Induction hob
- Lusso Stone fixtures, fittings, basin and sink in main bathroom
- Internal windows above doors removed
- New internal doors throughout house





- drawings available for extension above garage (were going to add a walk-in wardrobe) planning not sought
- 3 double external power sockets in garden
- Additional consumer unit in garage
- Composite front door

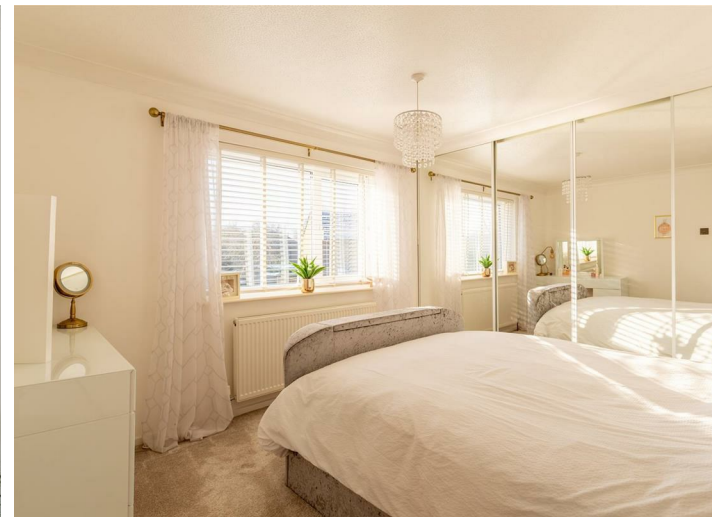
New Ash Green benefits from local facilities which include local shops, doctor and dental surgeries, health clinic, primary school and nurseries, access to grammar and secondary schools, public library. Bus services to main line railway station at Longfield offering services to London as well as a commuter coach service to London. There are road links from this area giving access to A2/M2, A20/M20, M25 and Dartford Tunnel. The major features are the close proximity to Bluewater Shopping Complex and Ebbsfleet International Station with high speed link to Paris and St Pancras International Station.

Tenure: Freehold

Council Tax Band: D

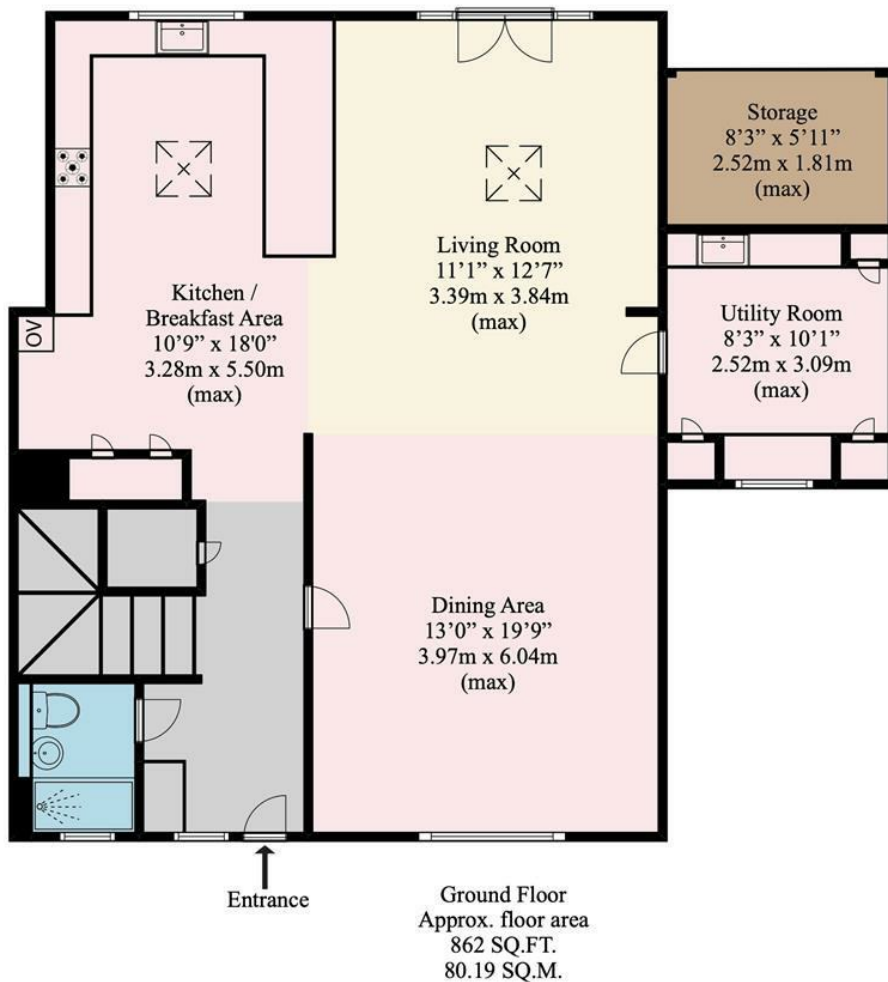
Fixtures and fittings by arrangement other than those mentioned.

Residents Society Fees and Village Association Fees apply to properties in New Ash Green, please ask for further information or contact New Ash Green Village Association directly for figures.

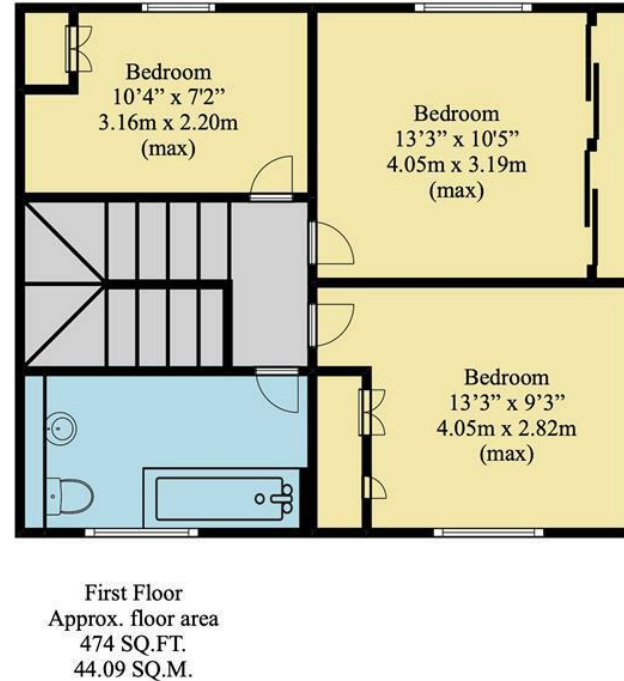
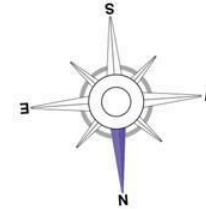








Approx. total
floor area
1,337 SQ.FT.
124.28 SQ.M.



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. Byers are advised to take their own measurements and compass reading. Internal measurements and total areas should be verified, as their accuracy is not guaranteed.

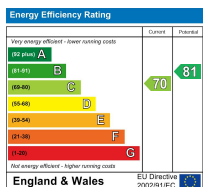
Open: Monday-Friday 9am-5.30pm
Saturday 9am-5pm

**4 The Row, New Ash Green
Kent DA3 8JG**

**1 The Parade, Wrotham Road
Meopham, Kent DA13 0JL**

01474 815811 / 871555

info@hartleyestates.com
www.hartleyestates.com



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.