



82 WEST STREET

HARRIETSHAM

KENT

ME17 1HU

GUIDE PRICE £400,000 - £425,000

FREEHOLD

EPC REPORT:

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS Residential). © Harrietsham 2025. Produced for Simon Miller & Company. REF: 1314586



VIEWING ARRANGEMENTS BY PRIOR TELEPHONE
APPOINTMENT WITH THE OWNER'S AGENTS

Agents note: All dimensions are approximate and quoted for guidance only. Reference to appliances, fixtures, fittings and services does not imply that they are necessarily in good condition, fit for purpose or are in working order. Interested parties are advised to obtain verification from their solicitors as to the Freehold/Leasehold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.



PERIOD HOMES

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Situated in the charming village of Harrietsham, this exquisite four-bedroom semi-detached Georgian family home offers a delightful blend of character and modern living. Located on West Street, the property boasts stunning features that reflect its rich history, making it a truly unique residence.

Upon entering, you are welcomed into a spacious open-plan living area that is perfect for both entertaining and family life. The two reception rooms provide ample space for relaxation and social gatherings, while the large rear garden offers a tranquil outdoor retreat, ideal for enjoying sunny afternoons or hosting summer barbecues.

Property Features

- Four Bedroom Semi-Detached Georgian Family Home
- Large Open Plan Living Space
- Stunning Character Features Throughout
- Large Rear Garden
- Downstairs Bathroom With Upstairs WC
- Secluded Location
- Village Location
- Local Shops And Train Station Within Walking Distance



The home comprises four well-proportioned bedrooms, providing plenty of room for a growing family or guests. The convenience of a downstairs bathroom, complemented by an additional WC upstairs, ensures practicality for everyday living. Situated in a secluded location, this property enjoys the peace and quiet of village life while still being within walking distance of local shops and the train station, making commuting a breeze. The nearby M20 motorway further enhances accessibility to surrounding areas.

Harrietsham village community and the lifestyle it offers is one of the big attractions for families looking to move here, with village shop, doctors surgery and transport links including buses and a train station with direct links into London a short walk away. The highly sought after Harrietsham Church Of England Primary Schools is also within walking distance of your new home and you will find further schools including a secondary school locally in the nearby Lenham village. For commuting to work or for pleasure, from shopping in Maidstone to a drive down to the coast, everything is quite accessible from here along with a wealth of breath taking countryside walks along Pilgrims Way and Leeds Castle all virtually on your doorstep. This is truly a rare find and we strongly advise you to come and see for yourself why this could be the perfect fit for you all.

MATERIAL INFORMATION

