



EASTERFIELD HOUSE EASTERFIELDS

WEST MALLING - OFFERS IN EXCESS OF: £1,250,000



Easterfield House, Easterfields

Easterfields, East Malling, West Malling, Kent,
ME19 6BE

An immaculately presented four bedroom 1930's detached house set in just over half an acre with a southerly aspect in a rural setting yet close to amenities.

Entrance Porch - Entrance Hall - Lounge - Kitchen - Dining Room - Utility Room - Cloakroom - Conservatory - Main Bedroom with En-suite - Two Further Double Bedrooms - Nursery/Study - Family Bathroom - Front And Rear Gardens - Double Garage - Open Car Barn For Two Cars.

Easterfield House is an immaculately presented family home which has been updated and refurbished to a high standard throughout by the current owners. The accommodation provided is spacious and flows well throughout the house. Approaching via a pair of electrically operated gates over a gravel drive which provides ample parking for a number of cars. There is a tandem garage and oak frame double car port which could have doors fitted if required.

Entering the house through a brick built porch into the tiled entrance hall you are greeted with a wonderful view through the L-shaped living room towards the gardens. There is a multiple aspect to the front, rear and side and double doors providing access to the terrace. A modern imitation wood burner provides a central feature.

The impressive and contemporary styled kitchen by Hettich is fitted with a comprehensive range of cupboards and drawers with a matching breakfast bar finished with Quartz work surfaces incorporating a 1½ bowl sink with mixer tap, and an induction hob with extractor fan over. Integrated appliances include three Neff double ovens with one being a combination microwave oven, dishwasher and full length fridge and freezer. There is an attractive outlook to the front and double doors open to the south facing rear terrace.

The utility room is fitted with a range of storage cupboards and has space for appliances, together with access to cupboards housing the boiler and hot water tank and provides access to the stylish cloakroom and sunny conservatory which in turn opens up onto the terrace.





Upstairs the galleried landing has an outlook to the front offering far reaching views over the adjoining countryside.

The principal bedroom is double aspect with wonderful views over the gardens, a bank of fitted wardrobes and served by a well appointed en-suite shower room with double shower cubicle and drench waterfall shower.

There are three further bedrooms, two of which are double rooms and have fitted wardrobes and the third is currently being used as a study but would also be suitable as a nursery. The family bathroom completes the accommodation and features a modern freestanding double ended bath and separate double shower cubicle also with waterfall shower head and wall mounted controls.

Outside rear garden has a large south facing paved terrace ideal for al fresco entertaining. Raised beds flank the terrace and steps lead to the large level area of lawn which has well stocked shaped borders. There is a wide variety of trees, shrubs and flowering plants including wisteria, a rose arbour, maple, sweet chestnut, ash and cherry trees. Paths lead around the garden and it is enclosed by established mixed hedging providing complete privacy.

ENTRANCE PORCH:

Brick built porch with pitched roof, triple aspect windows, tiled floor, glazed front door with ornate inset and matching window to side.

ENTRANCE HALL:

Stairs to first floor, radiator, tiled floor, double doors open to lounge, understairs cupboard, thermostat.

LOUNGE:

L shaped room with front, rear and side aspect double glazed window, double glazed door to garden, two radiators, ceiling spotlights, electric wood burner with granite hearth.

KITCHEN/BREAKFAST ROOM:

Front aspect double glazed window, double glazed door to garden, 'Hettich' handleless kitchen in contrasting grey and cream with contrasting Quartz work surface, 1½ inset sink with mixer tap and drainer inset, triple eye-level 'Neff' ovens and one being a combination microwave / grill, induction 'Neff' hob with matching stainless steel extractor, integrated dish washer, full length fridge freezer, kickboard lighting, tiled floor, ceiling spotlights, radiator.

DINING ROOM:

Front and side aspect double glazed window, radiator, tiled floor.

UTILITY ROOM:

Rear aspect double glazed window, space and plumbing for washing machine and tumble dryer, sink unit with mixer tap and drainer, cupboards, with work surface over, airing cupboard with hot water tank and slatted shelving, large larder cupboard, ceiling spotlights, radiator, tiled floor.

CLOAKROOM:

Rear aspect frosted double glazed window, W.C. with concealed cistern, wall hung basin with mixer tap and cupboard underneath, tiled splash back, radiator, ceiling spotlights.

CONSERVATORY:

Full glass conservatory with wooden windows and doors, tiled floor.

FIRST FLOOR LANDING:

Galleried landing with front aspect double glazed window, radiator, loft hatch with drop down ladder, light, insulated and boarded.

PRINCIPAL BEDROOM:

Front and rear aspect double glazed window with far reaching views, built in wardrobe, two radiators, en-suite.

EN-SUITE:

Rear aspect double glazed window, walk in shower with wall mounted thermostatic controls, drench waterfall shower and separate hand held attachment with tiled walls, W.C., with concealed cistern, vanity unit with basin, ceiling spotlights, porcelain tiled floor, heated towel rail.

BEDROOM:

Double room with front, rear and side aspect double glazed window, radiator, built in wardrobe, ceiling spotlights.

BEDROOM:

Double room with rear aspect double glazed window, radiator, built in wardrobe, ceiling spotlights.

NURSERY/ STUDY:

Front aspect double glazed window with far reaching views over the fields, radiator, phone point, ceiling spotlights.



BATHROOM:

Rear and side aspect double glazed window, free standing bath with wall mounted tap and concealed filler, W.C., basin vanity unit with tiled splash backs, double walk in shower with drench waterfall head, separate hand held attachment and wall mounted thermostatic controls, porcelain tiled floor, extractor, ceiling spotlights, radiator, heated towel rail.

OUTSIDE FRONT:

Electric double gates, large gravel driveway to allow for parking for multiple vehicles and surrounded by mature hedging, flower beds with seasonal flowers.

OUTSIDE REAR:

South facing garden with large lawn areas, patio area, gravel paths, shed, hidden composting areas, mature trees, flower beds and borders with flowering seasonals, mature hedging, outside taps.

DOUBLE GARAGE:

With up and over door to front, passenger door to garden.

CAR BARN:

Constructed to allow for covered parking for two vehicles. Currently open fronted however gates/ doors could be fitted if desired.

TENURE:

Freehold.

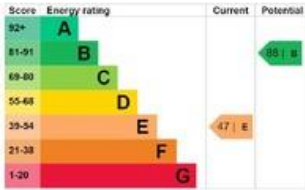
VIEWING:

By appointment with Wood & Pilcher 01732 351135



Approx. Gross Internal Area:

- House 2035 sq. ft / 189.0 sq. m
- Garage 295 sq. ft / 27.4 sq. m
- Carport 375 sq. ft / 34.8 sq. m



First Floor



Ground Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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