



**The Old Road, East Malling, West Malling, Kent,  
ME19**

**Offers in excess of:  
£550,000**

# The Old Road, East Malling, West Malling, Kent, ME19

The Sweetings, East Malling – High Specification | No Forward Chain | Generous Garden & South-Facing Plot

Offered to the market with NO FORWARD CHAIN - this stylish and immaculately presented four-bedroom home on The Sweetings in East Malling represents an outstanding opportunity for buyers seeking a turn-key property, in a sought-after modern development.

Built just a few years ago and still benefiting from its new build warranty, this detached family home combines the reassurance of modern construction with the added appeal of premium upgrades and a high-specification finish throughout.

The ground floor offers well-balanced living space with a large kitchen/dining room featuring sleek cabinetry, integrated appliances, and direct access to the rear garden — perfect for entertaining. A generous sitting room, downstairs cloakroom, and integral garage access complete the practical layout.

Upstairs, you'll find four well-proportioned bedrooms, including a principal bedroom with an en suite shower room, as well as a modern family bathroom and ample storage.

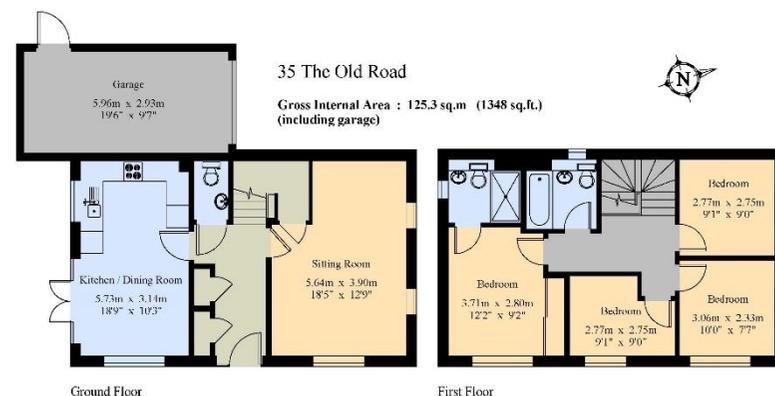
The home occupies a larger-than-average garden/plot, which has been tastefully re-landscaped and sympathetically upgraded to include a sheltered pergola & seating area - a South-facing, private and tranquil outdoor space — and indeed a rare find in a modern development.

To the side, a private driveway provides off-street parking for two vehicles, complemented by the single garage offering further storage or parking flexibility.

Perfectly positioned for access to both East Malling and West Malling, the property enjoys the benefit of excellent rail links, local schools, and village amenities, with wider shopping and dining options available nearby in West Malling's vibrant high street.

This is a truly move-in ready home, ideal for professionals, families, or downsizers alike — early viewing is strongly recommended.

Tenure: Freehold  
Council Tax Band: F













Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B	83 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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### Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.