

Bluebell

ESTATES



19, Ravens Knowle, Knowle Road, Wouldham, ME1 3XS
Offers In Excess Of £270,000

About this property.....

Wake up to breathtaking, far reaching views in this chain free, 3 bedroom home, perfectly positioned on the edge of the sought-after village of Wouldham.

Step inside to discover a host of recent improvements, including a new air source heat pump, new radiators, and an updated wet-room style shower room. The front of the home has been transformed with new double glazing, featuring full sliding doors with integrated blinds and a Juliet window that frame the panoramic outlook and flood the space with natural light.

All three bedrooms are well proportioned, no box room compromises here, making the home ideal for families, guests, or a dedicated workspace. Outside, you'll find parking for one car, with the option of an additional space, currently by agreement with the landowner.

Residents of Ravens Knowle also enjoy a communal garden at the front, maintained through a peppercorn rent of just £20 a year for insurance and administration costs. Each resident tends to their own patch, fostering a wonderful sense of community in this idyllic row of cottages.

Beautifully presented and set in a superb location, this home truly must be viewed to be appreciated. A rare opportunity to secure a stylish property with views that will stop you in your tracks.

Situation.....

Looking for a peaceful escape near the Medway towns, including the charming city of Rochester? Wouldham village offers just that! Outdoor enthusiasts will love the scenic walks along the North Downs Way or the River Medway, followed by a tasty Sunday roast and pint of real ale at The Medway Inn or a flavourful meal at the adjacent Ruby's Indian restaurant. In the summertime, The Watermans Inn is the perfect spot for a cold pint in their inviting beer garden, while winter brings the cozy warmth of their Inglenook fireplace and delicious pub grub. The village's recently relocated primary school boasts a Good rating from Ofsted and is set to grow even stronger. Commuters have easy access to the M2 and M20 motorways via nearby Blue Bell Hill, and Halling Station is just a 10-minute (1.8 mile) bike ride away with trains to St Pancras International in as little as 46 minutes (including a change). If you prefer driving, Ebbsfleet International is only 22 minutes (14 miles) away by car, with trains to London St. Pancras taking only 19 minutes.











What the owner says.....

This house was been in our family for over 40 years. I grew up here and have many happy memories of the village and this cottage. There are so many nice countryside walks or bike rides on your doorstep and the views at the front are the icing on the cake.

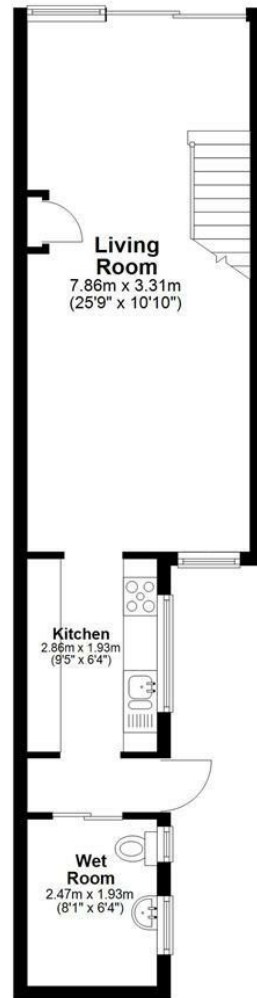
Sadly my parents are no longer here and whilst we have a huge attachment to the house, it's time for it to become a lovely home to a new family who will hopefully enjoy it as much as we have.





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Ground Floor



First Floor



Total area: approx. 76.9 sq. metres (827.4 sq. feet)

Agents Notes

Floor plans produced for illustrative purposes only. The position and sizes of doors, windows, rooms and other items are approximate and no responsibility is taken for any error, omission or mis-statement. These particulars are produced for information only and do not form part of any contract. The agent has not had sight of any title documents. Fixtures, fittings and services not tested.



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