

Guide Price
£250,000

Freehold

2x  1x  2x 

**Goddens Cottages,
Howland Road, Marden,
Kent, TN12**



Wards
Helping you move forwards



Main features

- **Lovely rear garden**
- **Popular village of Marden**
- **Ideal first time purchase or investing, ready to put your own stamp on it**
- **Great transport links from local station to London**
- **No onward chain**



Accommodation

GROUND FLOOR

Lounge: 10'0 x 9'11 (3.05m x 3.02m)

Kitchen: 11'8 x 8'6 (3.56m x 2.59m)

Bathroom

FIRST FLOOR

Landing

Bedroom 1: 10'2 x 10'2 (3.10m x 3.10m)

Bedroom 2: 9'0 x 8'10 (2.75m x 2.69m)

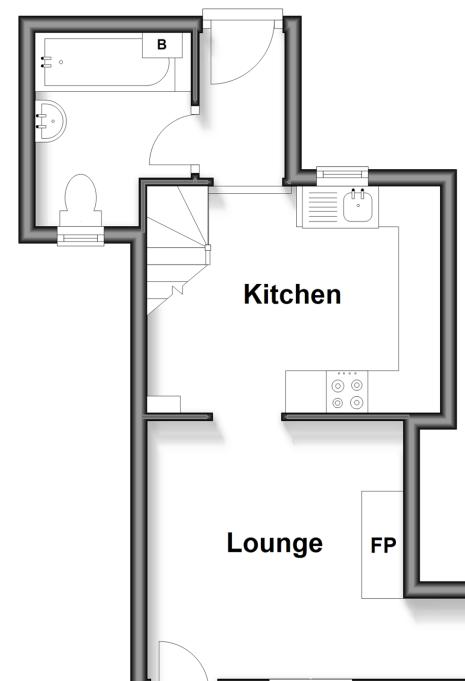
OUTSIDE

Rear Garden



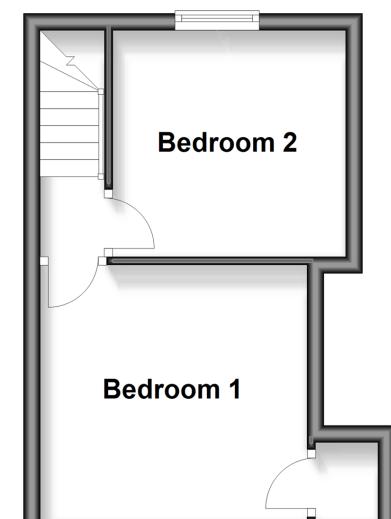
Ground Floor

Approx. 26.2 sq. metres (282.0 sq. feet)



First Floor

Approx. 20.8 sq. metres (224.0 sq. feet)



Call Staplehurst - 01580 893322 ■ wardsokent.co.uk

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale