



Well presented character one bedroom cottage, located in a sought after residential road within walking distance of Sevenoaks town and station.

£350,000 **Freehold**



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LETTINGS, SALES & PROPERTY MANAGEMENT

Prospect Road, Sevenoaks



Bedrooms: 1



Bathrooms: 1



Receptions: 1

- CHAIN FREE
- Private garden
- 0.8 miles to Sevenoaks High Street
- 0.8 miles to Sevenoaks Station
- Council tax band C
- EPC rating D



Character one bedroom cottage located in a sought after quiet residential area within walking distance of local shops and Sevenoaks main line station.

Reception room with feature exposed brick fireplace. Fitted kitchen with built in oven and gas hob, plumbing for washing machine and access to the garden. Stairs up to double bedroom with feature fireplace and built in storage. Bathroom with basin, WC and shower over the bath.

Rear garden with patio, lawn and shed, side access via archway.

Parking available in nearby street.

UTILITIES & KEY INFORMATION

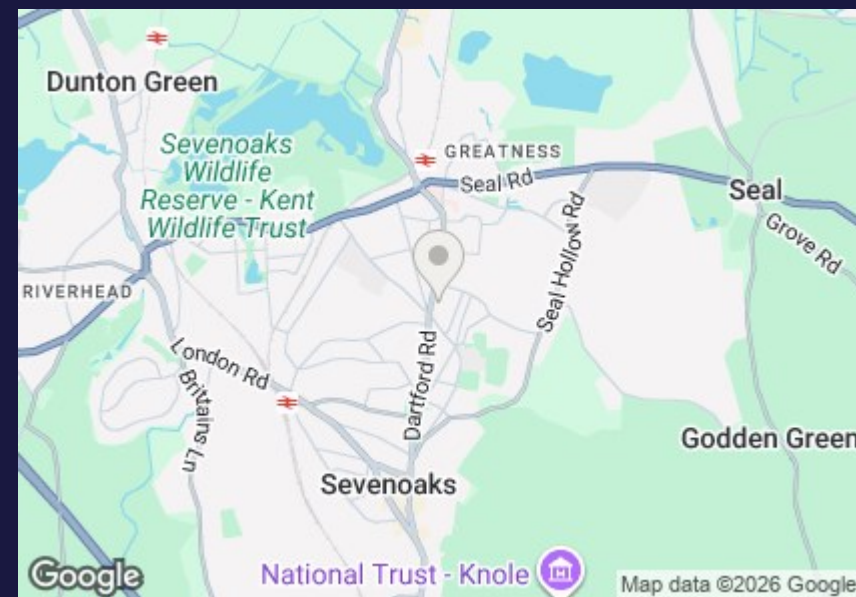
Mains gas/electricity/water/sewerage

Heating: Mains gas

Local authority: Sevenoaks District Council

Council Tax Band: C

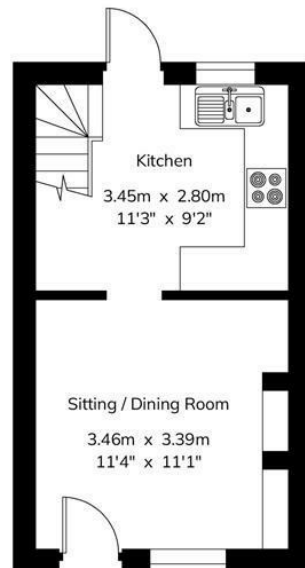




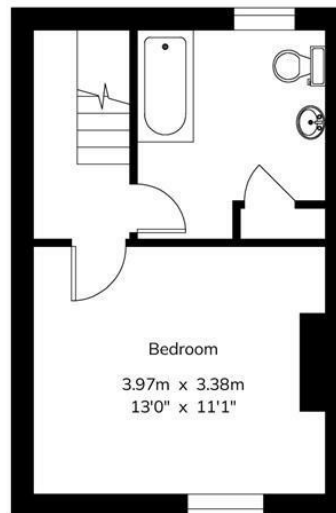
Coming down London Road towards Otford, turn right onto Quakers Hall Lane. Parking is available on street here. Turn right into Prospect Road and the property is located approximately 130yds up the road on the right hand side.



Gross Internal Area : 46.9 sq.m (504 sq.ft.)



Ground Floor



First Floor



For Identification Purposes Only.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		93
(81-91) B		
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



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