



4, High Road, Wilmington DA2 7EG
Guide Price £1,000,000 - £1,100,000



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Park Estates are delighted to offer onto the market this truly unique opportunity to purchase a versatile and characterful five bedroom detached property, further enhanced by a substantial double storey detached outbuilding / garage. Occupying a prominent corner plot within the semi rural village of Wilmington, the home enjoys convenient access to local shops and a selection of well regarded schools including primary schools, Wilmington Academy and Grammar Schools.

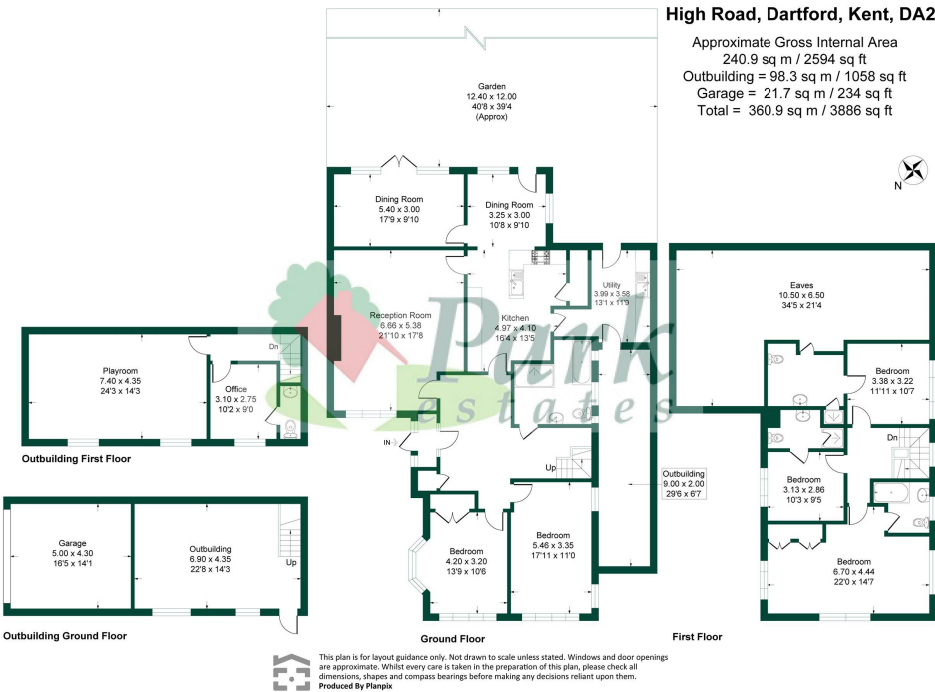
An excellent family home, the property offers generous and flexible accommodation ideal for multi generational living comprising an entrance porch, impressive reception hall, two reception rooms, a modern fitted kitchen, breakfast room, dining room, utility room, luxury bathroom, lean to, bedroom and bedroom / reception room. To the first floor, there are three well proportioned bedrooms, all benefiting from en suite shower rooms. The floor also provides direct access to a large eaves storage area, offering potential for conversion into additional bedrooms, subject to the relevant planning permissions. Externally, the property features a detached double storey outbuilding / garage, incorporating a good sized garage, a spacious ground floor room currently used as a gym, and a first floor level providing an office, WC and a large games room. The front garden offers ample off street parking via an in and out driveway, while the rear boasts a secluded garden ideal for entertaining and family enjoyment. Double gates allow access to the rear garden from the road allowing for further off street parking if this is needed. Additional benefits include double glazing and gas central heating. Viewing is a must to fully appreciate the scale, versatility and potential of this exceptional home.

Local Authority: Dartford

Council Tax Band: F



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	67	78
England & Wales		
EU Directive 2002/91/EC		



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