



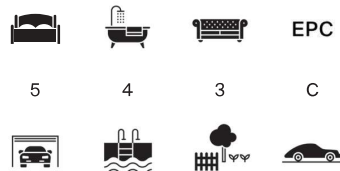
MALMSMEAD, BAYLEY'S HILL

SEVENOAKS



MALMSMEAD BAYLEY'S HILL

An impressive family home occupying an enviable position in one of the most sought-after locations within close proximity to Sevenoaks. Sitting in a plot of approximately 0.8 acre the property and principal accommodation enjoy spectacular far reaching southerly views.



Local Authority: Sevenoaks District Council

Council Tax band: H

Tenure: Freehold



THE PROPERTY

Extending to almost 3,700 sq ft of accommodation the property is well presented throughout combining open-plan spaces with more formal entertaining areas ideal for modern family living. At the heart of the home is the fabulous contemporary kitchen / dining room and relaxed seating area which enjoys magnificent far reaching rural views. Floor to ceiling glass sliding doors open onto the garden terrace, creating an exceptional environment for modern living and effortless indoor-outdoor entertaining. On the first floor the impressive principal bedroom suite is of generous proportions with a feature vaulted ceiling creating a sense of space and calm and complemented by a well-appointed bathroom and dressing room. There is also a Juliet balcony. In addition there are a further four double bedrooms, one with en suite shower while the other three are served by a family bathroom.











GARDENS AND GROUNDS LOCATION

Malmsmead is set back from the road and approached via a gravel driveway with electronically operated entrance gates, parking for several vehicles and a detached double garage. Mature perimeter hedging provides an excellent degree of privacy. A pathway, framed by attractive borders and hydrangeas to the façade, leads to the property with an adjoining area of lawn.

To the rear, breathtaking views take centre stage. The garden has been thoughtfully designed with areas of lawn and an expansive terrace, ideal for al fresco dining and entertaining. A beautifully planted border with a retaining stone wall creates a natural transition to the outdoor pool, which has an attractive stone-paved surround and further lawned areas.

Sevenoaks High Street is 2.2 miles away, offering an excellent range of boutique shops, restaurants and supermarkets.

Sevenoaks station is 2.8 miles distance, providing mainline services to London Bridge, Waterloo East, Charing Cross and Cannon Street.

There is an excellent selection of schools in the area, including Sevenoaks School, Walthamstow Hall, Trinity, Weald of Kent Grammar School, New Beacon and Tonbridge School.. (All distances approximate)





House: Approximate Gross Internal Area = 308.9 sq m / 3324 sq ft
 Garage: Approximate Gross Internal Area = 34.1 sq m / 367 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



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