



**Guide Price**

**£825,000**

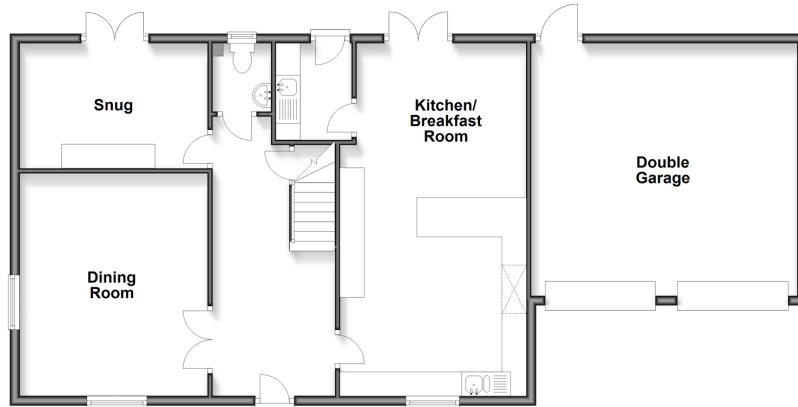
**Freehold**

5x  3x  3x 

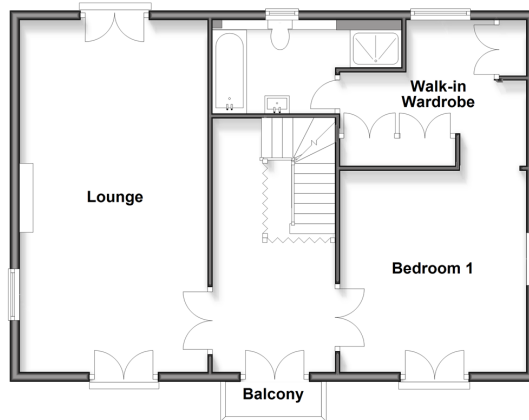
**Kendall Avenue, Kings  
Hill, West Malling, Kent,  
ME19**

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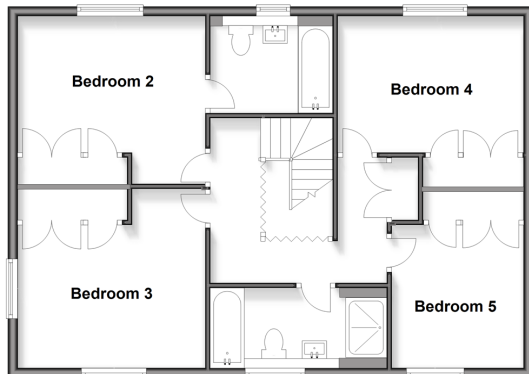
**Ground Floor**  
Approx. 105.2 sq. metres (1132.6 sq. feet)



**First Floor**  
Approx. 76.0 sq. metres (818.4 sq. feet)



**Second Floor**  
Approx. 77.4 sq. metres (832.6 sq. feet)



## Accommodation

### GROUND FLOOR

Entrance Hall

Cloakroom

Snug: 12'6 x 8'5 (3.81m x 2.57m)

Dining room : 15'2 x 12'8 (4.63m x 3.86m)

Kitchen/Breakfast Room: 24'2 x 12'6 (7.37m x 3.81m)

Utility Room: 6'3 x 5'0 (1.91m x 1.53m)

### FIRST FLOOR

Landing

Lounge: 24'0 x 12'6 (7.32m x 3.81m)

Bedroom 1: 13'7 x 12'7 (4.14m x 3.84m)

En-Suite Shower Room

Walk-in Wardrobe

### SECOND FLOOR

Landing

Bedroom 2: 12'6 x 11'9 (3.81m x 3.58m)

En-Suite Shower Room

Bathroom

Bedroom 3: 12'7 x 9'8 (3.84m x 2.95m)

Bedroom 4: 9'8 x 9'3 (2.95m x 2.82m)

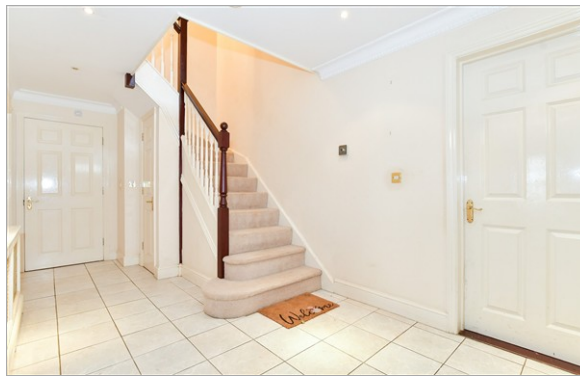
Bedroom 5: 12'8 x 9'7 (3.86m x 2.92m)

### OUTSIDE

Rear Garden

Double Garage

Off Road Parking



## Main features

- Detached town house with spacious accommodation throughout
- Stunning Regency style
- Versatile living areas suitable for family living
- Offered Chain free
- Ideal for putting your own stamp on



### Nearest Schools

Primary Schools: The Discovery School 0.5 miles, Valley Invicta Primary 0.5 miles, Kings Hill School 0.8 miles  
Secondary Schools: Holmesdale Technology College 3.7 miles, St Augustine Academy 3.8 miles, Oakwood Park Grammar School 3.8 miles



### Transport Information

Train Stations: Aylesford 3.1 miles, Yalding 3.1 miles, East Farleigh 3.1 miles



### Address

Kendall Avenue, Kings Hill, West Malling, Kent, ME19



### Directions

For directions to this property please contact us.



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