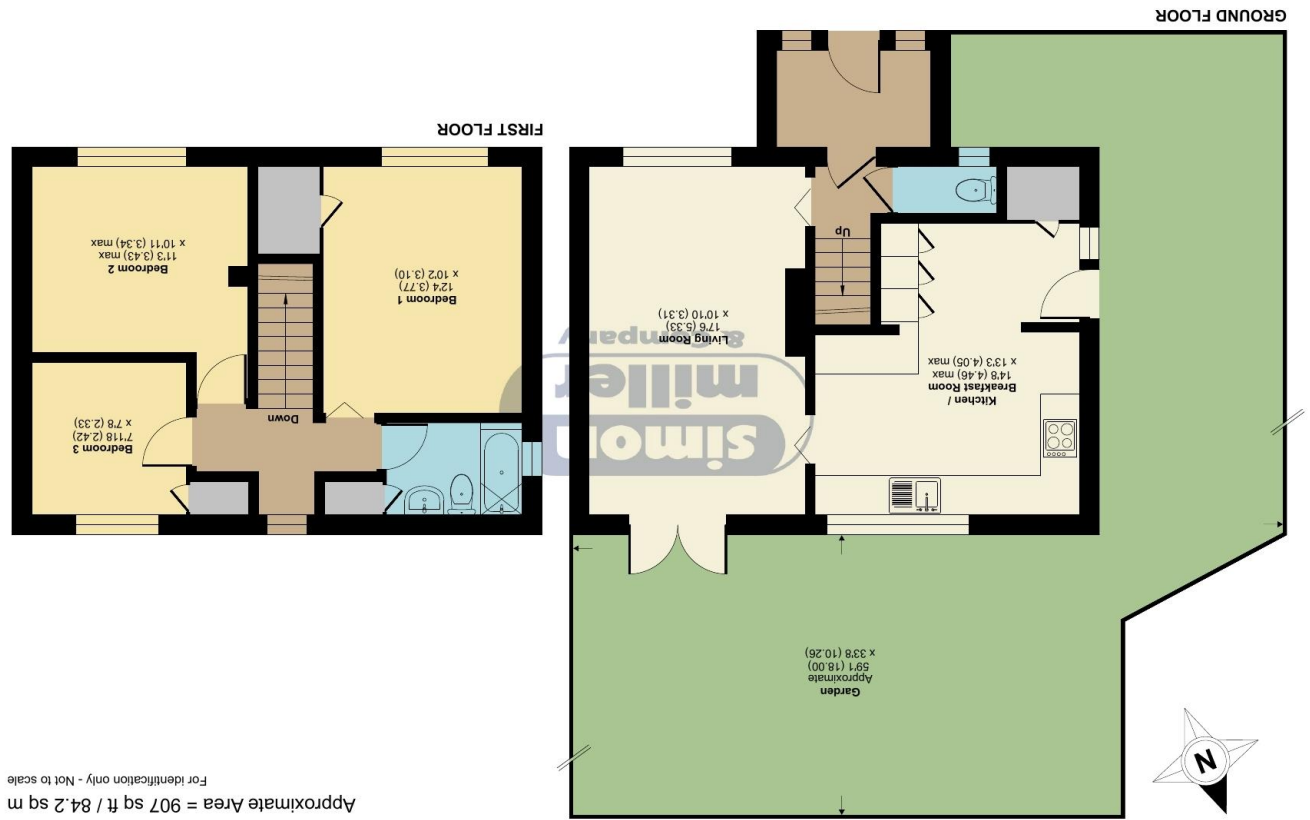


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nldhcom 2025. Produced for Simon Miller & Company. REF: 1396084



Nursery Road, Ditton, Aylesford, ME20

29 Nursery Road, Ditton, Kent, ME20 6DY

GUIDE PRICE: £375,000-£400,000
EPC RATING: D





Situated along the popular Nursery Road in Ditton, Aylesford, this well-proportioned three-bedroom family home offers approximately 907 sq ft (84.2 sq m) of accommodation, complemented by a generous rear garden.

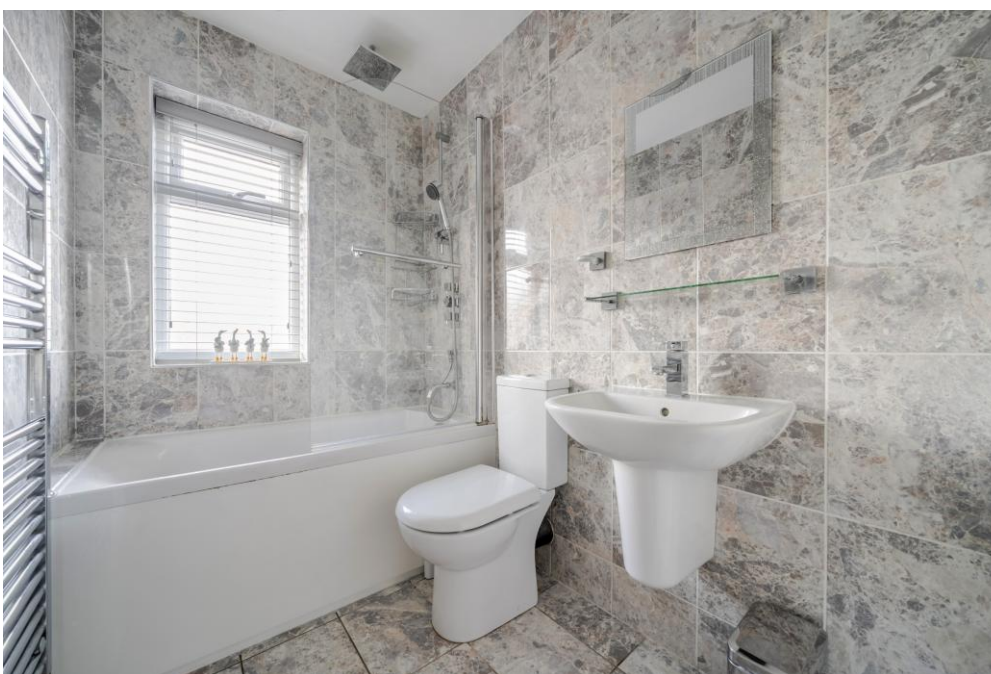
The ground floor features a welcoming entrance hall with stairs rising to the first floor and access to a convenient downstairs WC. To the front, the living room provides a comfortable reception space, ideal for relaxing or entertaining as well as able to house a dining room table. To the rear, the kitchen is modern and offers ample worktop and storage space, which also has room for a dining table and direct access to the garden, making it a practical and sociable hub of the home.

Upstairs, the first floor comprises three double bedrooms as well as a modern family bathroom completes the accommodation on this level. There is additional loft space ideal for storage.

Externally, the property benefits from a great sized rear garden, offering excellent outdoor space for families, gardening enthusiasts, or summer entertaining. There is potential with the relevant consent to create parking to the rear at the end of the garden.

Located within a well-established residential area, the home is conveniently positioned for local schools, amenities, and transport links, making it an ideal choice for families, first-time buyers, or those looking to settle in a popular Kent location.

**Freehold
Council Tax: C
EPC: D
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- **THREE DOUBLE BEDROOMS**
- **FAVOURABLE ROAD POSITION**
- **MODERN KITCHEN & BATHROOM**

- **DOWNSTAIRS WC**
- **LOW MAINTENANCE GARDEN**
- **AVAILABLE TO VIEW IMMEDIATELY!**

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Agents Note: All dimensions are approximate and quoted for guidance only. Reference to appliances, fixtures, fittings and services does not imply that they are necessarily in good condition, fit the purpose or are in working order. Interested parties are advised to obtain verification from their Solicitors as to the Freehold/Leasehold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.

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