



EGDEAN WALK, SEVENOAKS



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A superb chain free, detached four bedroom house for sale just a short walk from the high street.



Local Authority: Sevenoaks District Council

Council Tax band: G

Tenure: Freehold



THE PROPERTY

Approached via a block-paved driveway providing ample off-street parking and access to the double garage, the property also features a gated entrance leading to the front of the home. The setting is both private and tranquil, making it ideal for family living. The ground floor presents a versatile and thoughtfully designed layout. A spacious dual-aspect sitting room enjoys plenty of natural light and features sliding doors opening onto the rear garden, as well as further doors leading through to a separate dining room—perfect for both everyday living and entertaining. To the rear, the well-appointed kitchen is fitted with a range of contemporary units, integrated appliances, and generous worktop space, complemented by a breakfast area. A separate utility room provides additional storage and direct access to the garden. To the front of the house, there is a dedicated study, a cloakroom, and a large storage cupboard, adding further practicality.











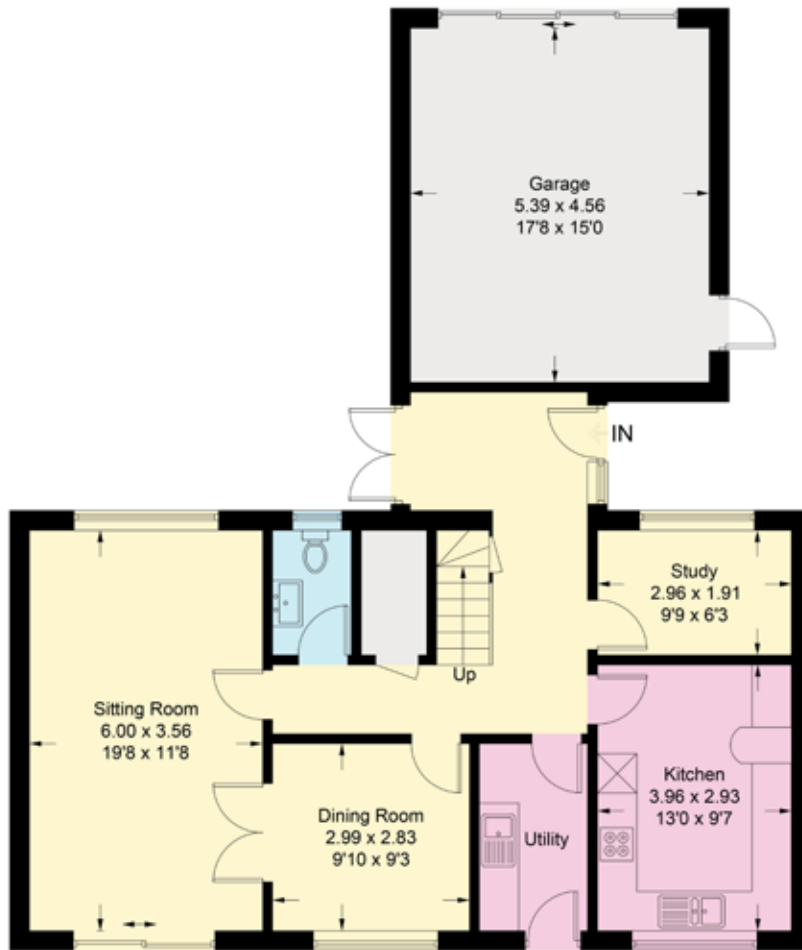
ACCOMMODATION

Upstairs, the accommodation continues to impress with four well-proportioned bedrooms arranged around a central landing. The principal bedroom benefits from fitted wardrobes and a private en suite bathroom. Three additional double bedrooms offer excellent flexibility for family life, guest accommodation, or home working. A spacious family bathroom completes the first floor.

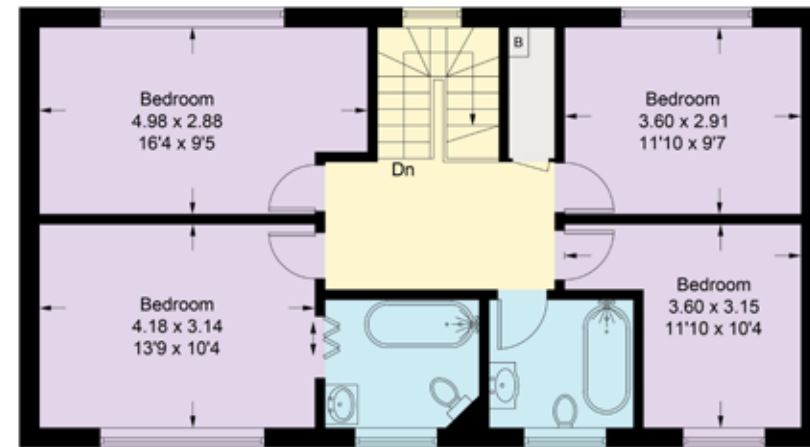
Externally, the property enjoys a high degree of privacy. The front garden is enclosed by walls, with the driveway providing off-road parking in front of the double garage. A gate leads to a paved pathway and the front entrance, with a charming pond and seating area to the side. The rear garden has been thoughtfully landscaped, featuring a lawn, a raised decked seating area, and well-stocked borders planted with mature specimen and acer trees. The garden continues around to the side of the property, leading to a private, enclosed west-facing section with an additional paved patio and lawn—ideal for enjoying the afternoon and evening sun.







Ground Floor



First Floor

Approximate Gross Internal Area = 148.0 sq.m (1593 sq.ft)
 Garage = 25.2 sq.m / 271 sq.ft
 Total = 173.2 sq.m / 1864 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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