



Guide Price
£500,000

Freehold

3x  2x  2x 

**Teapot Lane, School
Approach, Aylesford,
Kent, ME20**

Wards
Helping you move forwards



Main features

- Hugely extended - a wonderful home for a growing family
- Stunning kitchen/breakfast area - perfect for entertaining
- Private enclosed sunny garden
- Luxury sized bathroom with both a bath & shower to enjoy
- Walk to good schools making the school run a breeze

Accommodation

GROUND FLOOR

Entrance Hall
 Study Area: 9'0 x 7'0 (2.75m x 2.14m)
 Utility: 8'10 x 4'6 (2.69m x 1.37m)
 Lobby
 Shower Room
 Family Room: 11'10 x 8'10 (3.61m x 2.69m)
 Kitchen/Breakfast Area: 18'8 (5.69m) x 13'1 (3.99m) narrowing to 9'5 (2.87m)
 Dining Area: 12'7 x 11'0 (3.84m x 3.36m)
 Lounge: 14'6 into bay x 12'4 (4.42m x 3.76m)

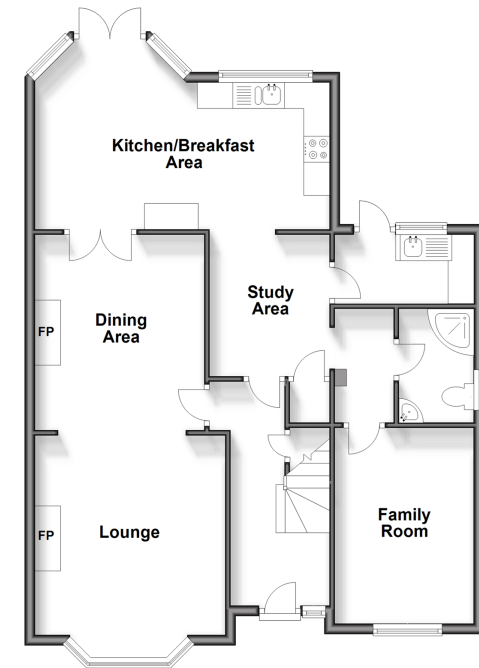
FIRST FLOOR

Landing
 Bedroom 1: 12'8 x 11'0 (3.86m x 3.36m)
 Bedroom 2: 14'7 into bay x 11'0 (4.45m x 3.36m)
 Bedroom 3: 7'9 x 7'6 (2.36m x 2.29m)
 Bathroom

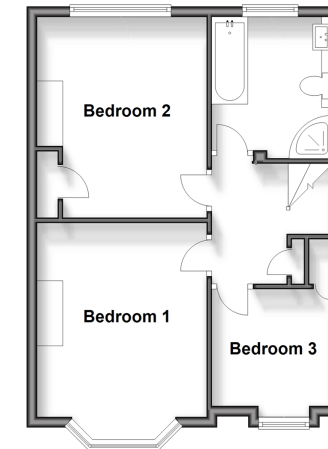
OUTSIDE

Driveway
 Rear Garden

Ground Floor
 Approx. 82.4 sq. metres (886.7 sq. feet)



First Floor
 Approx. 43.9 sq. metres (472.3 sq. feet)



Call Larkfield - 01732 847877 ■ wardsof Kent.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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