

New Hythe Lane, Larkfield, Aylesford, ME20

Approximate Area = 947 sq ft / 88 sq m
 Limited Use Area(s) = 30 sq ft / 2.8 sq m
 Outbuilding = 60 sq ft / 5.6 sq m
 Garage = 306 sq ft / 28.4 sq m
 Total = 1343 sq ft / 124.8 sq m



RICS Certified Property Measurer
 Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS) Residential. © Inchoform 2020. Produced for Simon Miller & Company. REF: 853202

50 NEW HYTHE LANE

LARKFIELD

AYLESFORD

ME20 6PN

ASKING PRICE £399,995

FREEHOLD

EPC REPORT: N/A



VIEWING ARRANGEMENTS BY PRIOR TELEPHONE APPOINTMENT WITH THE OWNER'S AGENTS

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 for purpose or are in working order. Interested parties are advised to obtain verification from their solicitors as to the Freehold/Leaschold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.





An attractive Grade 2 listed cottage believed to date back to the 15 Century. This charming period property has been improved and extended over the years and brought in to the 21st century with a double garage and 2 parking spaces to the rear, plus some additional storage under the garage measuring 6' by 7'.

Property Features

- An Extended Period Cottage
- DOUBLE GARAGE and Parking to the rear
- Upgraded and Improved Interior
- Lovely Gardens to Rear
- Good Access to Transport Links
- MUST VIEW INTERNALLY



The accommodation boasts much charm and character with exposed timbers, brickwork, and feature fireplaces, plus a replaced and upgraded kitchen and bathroom. There is a pleasant rear garden and the additional aforementioned parking to the rear. The cottage is located in a popular residential area with good transport links to London via road and rail. Please contact the office to arrange a look inside.

MATERIAL INFORMATION, Freehold, Council Tax Band: D,

EPC Report: NA, Broadband: Standard, Superfast & Ultrafast

