



**Charles Close, Snodland, ME6**

**4 Charles Close, Snodland, Kent, ME6 5EB**

**ASKING PRICE: £315,000**  
**EPC RATING: C**





Situated in a sought-after cul-de-sac on Charles Close, Snodland, this well-presented two-bedroom semi-detached home offers excellent accommodation throughout, together with driveway parking and a carport. The property is approached via a useful entrance porch which leads into a spacious living room featuring attractive low-maintenance flooring. The front windows were replaced last year and are complemented by bespoke fitted shutters, which will remain with the property. To the rear, there is a bright open-plan kitchen/dining room, offering space for either a breakfast bar or a small dining table and chairs. From here, doors lead directly out to the rear garden, which has been designed with low maintenance in mind and occupies a favourable plot. Subject to the necessary planning permissions, the property still offers potential to extend to the rear or side, allowing future owners the opportunity to add further living space. Upstairs, the accommodation comprises two generous double bedrooms and a modern family bathroom, which was updated approximately three years ago. Further benefits include a replacement boiler and updated electrical installation, both completed within the last ten years, providing added peace of mind for prospective buyers. This fantastic home combines modern presentation, generous parking and a desirable cul-de-sac setting, this is an ideal first home, downsizing opportunity or investment purchase and is ready to view immediately.

Freehold  
EPC: C  
Council Tax: C  
Full Fibre Broadband Available Now



- Great Condition Throughout
- Driveway & Carport
- Two Double Bedrooms

- New Bathroom Three Years Ago
- Private Cul-De-Sac Location
- Within Close Walking Distance To High Street

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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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