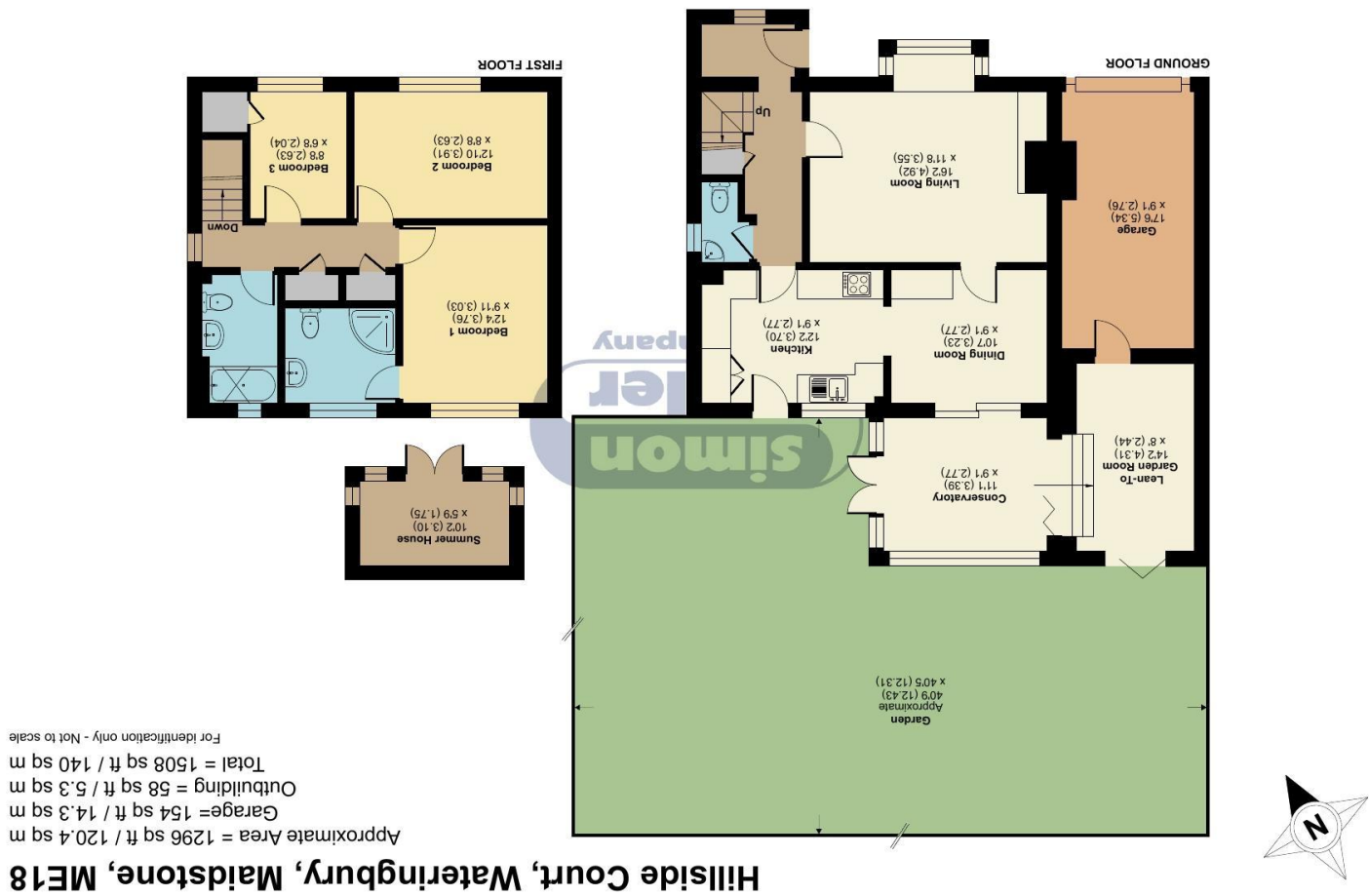


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026.
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1 Hillside Court, Waterringbury, Kent, ME18 5DF

GUIDE PRICE: £450,000-£470,000
EPC RATING: C





An extended three bedroom property, situated in the popular village of Watlington and located in a cul-de-sac.

This home was originally constructed as a four bedroom property and one of the bedrooms has been converted into a large en-suite shower room. There is a ground floor extension, which offers an additional conservatory and garden room. To the exterior is an enclosed south facing garden which wraps around to the side and to front a driveway and garage.

Please contact the office to arrange a key accompanied viewing.

**Freehold
EPC: C
Council Tax: E
Full Fibre Broadband**



- **An Extended 3 Bedroom Family Home (previously 4 beds)**
- **Located in a Cul-De-Sac**

- **Own Drive and Attached Garage**
- **Extended to the Rear and Side**
- **Situated on a Corner Plot**

TAKE A LOOK AT: WWW.SIMONMILLER.CO.UK

MR0856/180615/050815/051015LE

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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