



## Hornbeam Close

Larkfield, Aylesford ME20 6LY

- CHAIN FREE!
- Fantastic Views Of The Downs
- Downstairs Cloakroom
- Popular 'Trees' Development
- Driveway And Garage
- READY TO VIEW NOW!

**Asking Price £415,000 Freehold**



Local Authority  
Council Tax Band D  
EPC Rating C



### Larkfield, Aylesford, ME20

Approximate Area = 1347 sq ft / 125.1 sq m (includes garage)  
Limited Use Area(s) = 18 sq ft / 1.6 sq m  
Outbuilding = 65 sq ft / 6 sq m  
Total = 1430 sq ft / 132.7 sq m

For identification only - Not to scale

Denotes restricted  
head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Simon Miller & Company. REF: 968509

#### Malling Office

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.