Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Simon Miller & Company. REF: 1509376

7 Sassoon Close, Larkfield, ME20 6UZ

OFFERS IN EXCESS OF: £325,000

EPC RATING: D

To the front, the property benefits from a private driveway providing off-road parking, along with access to the garage. Stepping inside, the home immediately feels bright and airy, with a high-quality finish running throughout. A particularly attractive feature is the stylish white porcelain flooring with a subtle grey marble grain effect, which flows across the ground floor and continues up the staircase, creating a smart and contemporary feel.

The modern kitchen is positioned to the front of the property and has been finished in a sleek, contemporary style. To the rear, the spacious open-plan lounge/diner provides an impressive living and entertaining space, beautifully presented and filled with natural light. From here, there is direct access out to the rear garden.

The south-facing garden is another real highlight of the property, offering a lovely private outdoor space to enjoy throughout the day. Wrapping around the property, the garden provides plenty of space for relaxing and entertaining, while also offering convenient rear access into the garage.

Upstairs, there are two generously sized double bedrooms, one of which benefits from built-in storage. Completing the accommodation is a sleek and stylish family bathroom, finished in a contemporary white suite and comprising a bath with an overhead shower.

Further benefits include a new heating system installed in 2025, adding to the peace of mind that comes with this extensively refurbished home.

Situated within the popular Poets development in Larkfield, the property is ideally positioned for a range of local amenities, schools and excellent transport links. Larkfield Leisure Centre is also close by, offering a fantastic range of sporting and leisure facilities, while the nearby towns of West Malling and Maidstone provide further shopping, dining and transport options.

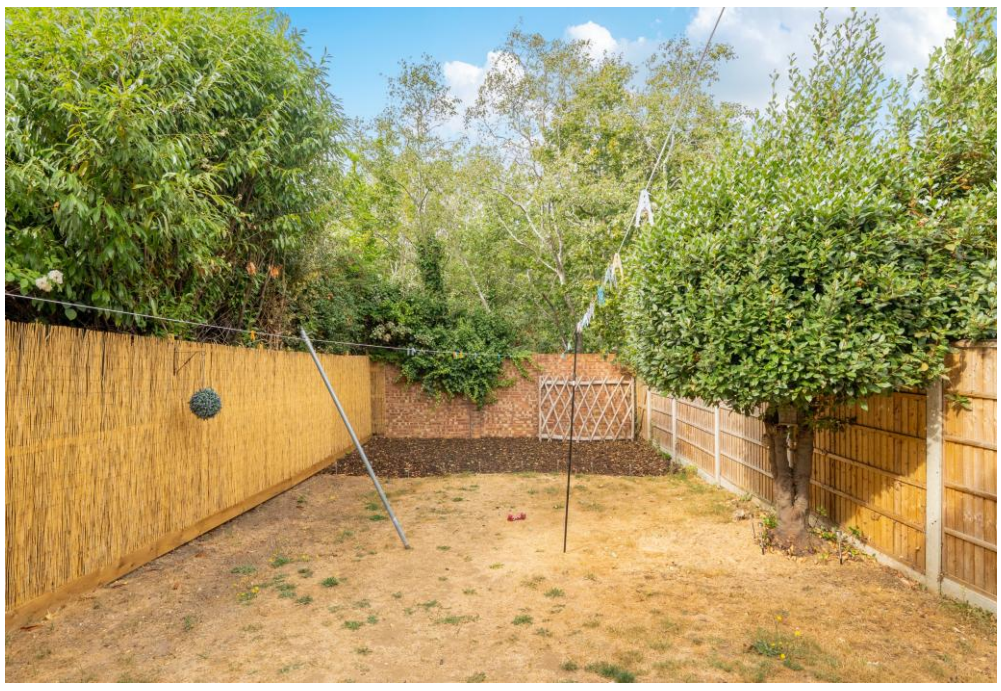
A fantastic opportunity to purchase an immaculately presented home where the current owners have done the hard work for you — simply unpack and enjoy.

Freehold

EPC: D

Council Tax: C

Full Fibre Broadband



- **Beautifully refurbished two double bedroom semi-detached home**
- **South-facing garden**
- **Bright and airy accommodation with a high-quality fini**
- **Private driveway and garage**
- **New heating system fitted in 2025**
- **Popular Poets development, Larkfield**
- **Spacious open-plan lounge/diner**

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

AM4665130826L
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.

777-779 LONDON ROAD, LARKFIELD, AYLESFORD, KENT, ME20 6DE| 01732 875 706 | LARKFIELDSALES@SIMONMILLER.CO.UK