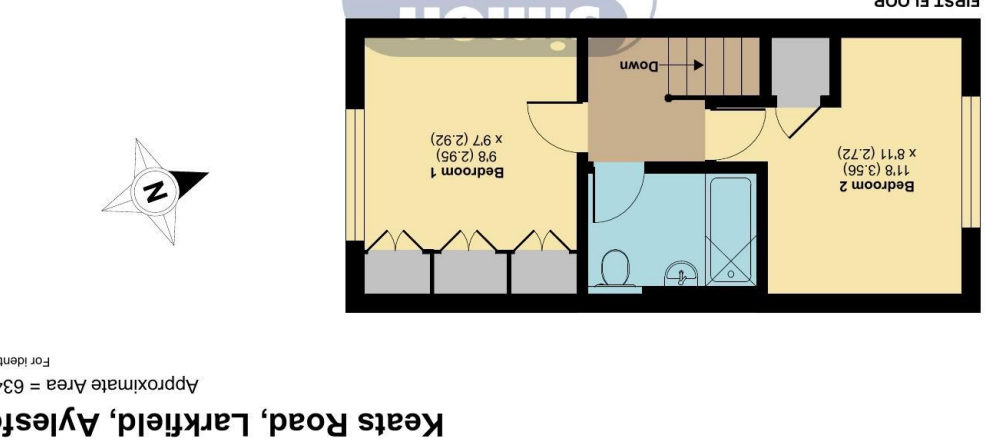

ASKING PRICE: £290,000

EPC RATING: C

91 Keats Road, Larkfield, Kent, ME20 6TR

The property has been stylishly maintained throughout and provides a bright and contemporary feel from the moment you step inside. The ground floor is centred around a generous open-plan living/dining room measuring approximately 17'11" x 11'8", creating a versatile space for both relaxing and entertaining. To the front of the property is a modern fitted kitchen, measuring approximately 10'8" x 5'8", which has been finished in a contemporary style and offers a practical layout.

Upstairs, there are two well-proportioned double bedrooms. The principal bedroom measures approximately 9'8" x 9'7" and benefits from a range of built-in wardrobes, while the second bedroom is an impressive 11'8" x 8'11", making this an ideal home for couples, small families or those requiring additional space for guests or a home office. Completing the accommodation is a stylish and modern family bathroom.

Externally, the property enjoys a particularly attractive south-facing rear garden, extending to approximately 32'6" x 13', providing an excellent space to enjoy the sunshine, entertain or simply relax outdoors.

The property also benefits from the added advantage of a garage en bloc, providing useful parking or additional storage.

The home is ideally positioned on the sought-after Poets Development, a popular residential area within Larkfield. The location offers excellent access to a range of local amenities, including Larkfield Leisure Centre, nearby shops and well-regarded local schools. For commuters, there are convenient road links to the M20 motorway, while West Malling and nearby rail connections provide further accessibility into London and beyond.

Modern, contemporary and ready to move straight into, this chain-free home with a south-facing garden and garage en bloc is one not to be missed.

Freehold
EPC: C
Council Tax: C
Fibre to the Cabinet Broadband

- **CHAIN FREE!!**
- **TWO DOUBLE BEDROOMS**
- **GARAGE EN BLOC**
- **SOUTH-FACING REAR GARDEN**
- **MODERN FITTED KITCHEN**
- **POPULAR POETS DEVELOPMENT**

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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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