



322 New Hythe Lane, Larkfield
Guide Price £550,000

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322 New Hythe Lane

Larkfield, Aylesford

GUIDE £550,000 to £600,000. Spacious 4/5 bed detached house in Larkfield, 1582 sq.ft, 22ft kitchen, study, en suite, garage, parking, 15ft outbuilding, potential to extend (STPP), ideal for families.

Council Tax band: E

Tenure: Freehold

- DETACHED HOUSE
- 4/5 BEDROOMS
- 1582 Sq.Ft OF ACCOMMODATION
- 22FT KITCHEN BREAKFAST AREA, 16FT DINING ROOM & 18FT LIVING ROOM
- FAMILY BATHROOM, EN SUITE & SEPARATE WC
- SEPARATE STUDY
- OFF STREET PARKING & GARAGE
- WELL MAINTAINED LARGE REAR GARDEN
- 15FT OUTBUILDING
- AMPLE STORAGE SPACE



DINING ROOM

16' 8" x 13' 11" (5.07m x 4.24m)

KITCHEN/BREAKFAST AREA

9' 3" x 22' 0" (2.81m x 6.71m)

LIVING ROOM

18' 8" x 10' 3" (5.70m x 3.12m)

STUDY

7' 0" x 6' 1" (2.13m x 1.86m)

BEDROOM

12' 3" x 10' 5" (3.73m x 3.17m)

BEDROOM

21' 5" x 12' 11" (6.52m x 3.94m)

BEDROOM

10' 6" x 10' 4" (3.20m x 3.14m)

BEDROOM

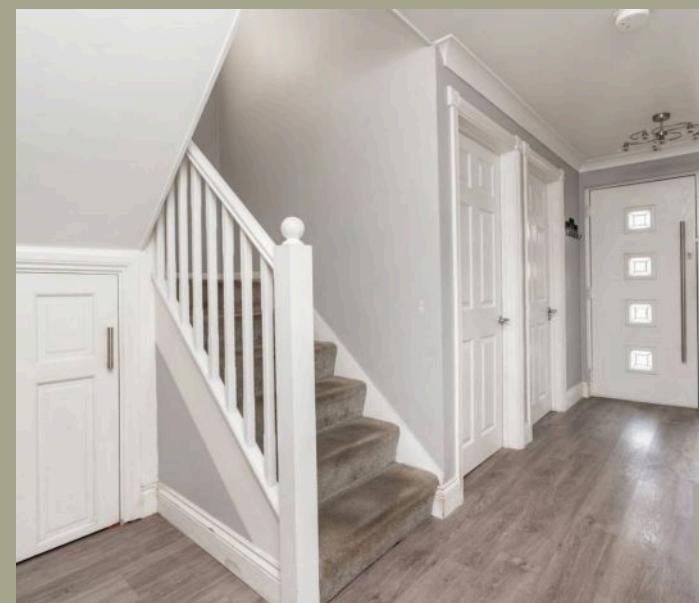
11' 3" x 8' 5" (3.43m x 2.56m)

BEDROOM

9' 3" x 6' 8" (2.81m x 2.03m)

BATHROOM**EN SUITE****SEPARATE WC****HALLWAY**

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GARDEN

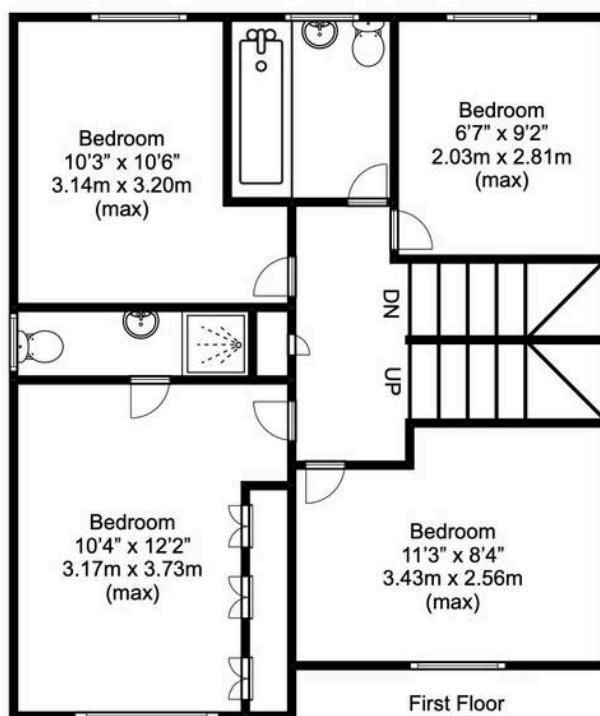
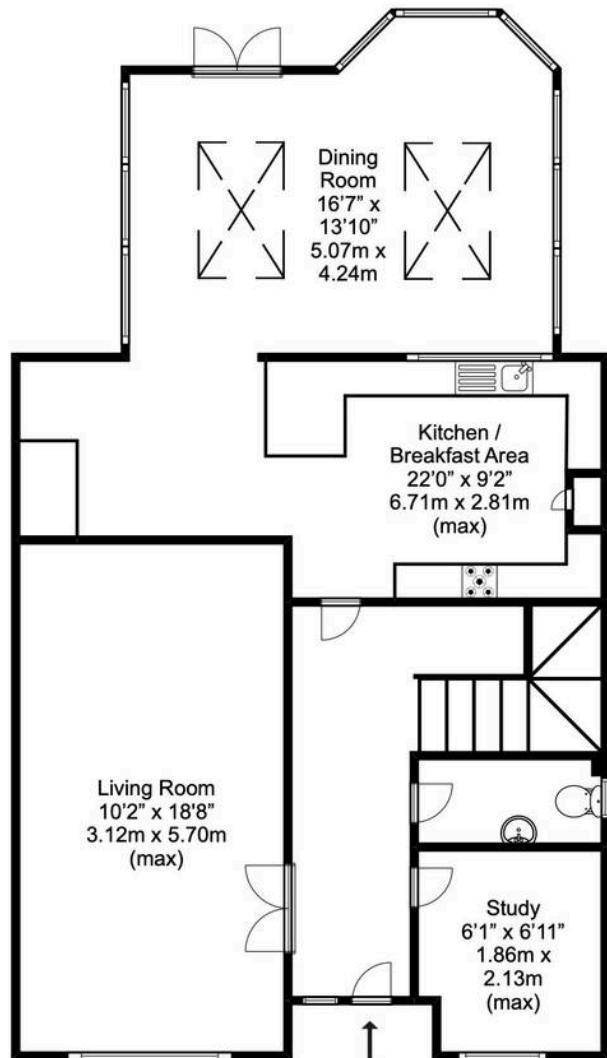
GARAGE

Single Garage

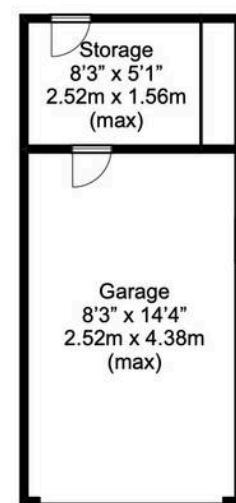
OFF STREET

6 Parking Spaces

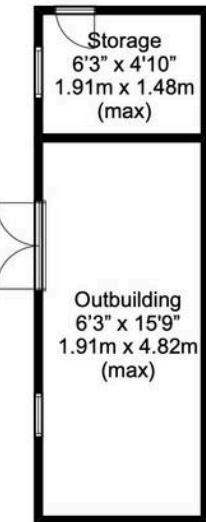




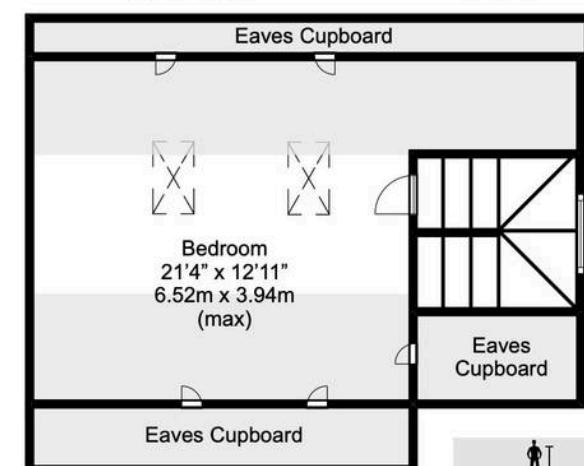
Approx. total
floor area
(Excl. Outbuilding)
(Incl. R.H.H.)
1,582 SQ.FT.
147.09 SQ.M.



Garage
8'3" x 14'4"
2.52m x 4.38m
(max)



Outbuilding
163 SQ.FT.
15.17 SQ.M.



Restricted head height (R.H.H.)
Limited use area under 1.5m

Second Floor
(Roof Room)
(Incl. R.H.H.)
Approx. floor area
252 SQ.FT.
23.45 SQ.M.

Disclaimer

This plan is for illustrative purposes only and no responsibility is taken for any error, omission or misstatement. The appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements have been added as a guide to prospective buyers only, are not precise, not to scale, may have been taken from the widest area and may include wardrobe / cupboard space. Garages and outbuildings may not be represented in their actual location in relation to the property. Compass point, measurements and total areas should be considered inaccurate and checked as no guarantee is given to their accuracy. Buyers are strongly advised to take their own measurements and compass bearing.



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