



Denesway Meopham

- Bespoke Built Chalet Style Detached Home
- Approx. 1,512 sq ft of Accommodation
- Four/Five Bedrooms
- Spacious Living Room With Garden Access
- Conservatory Overlooking Secluded Courtyard Garden
- Large Driveway With Parking For Numerous Vehicles
- Detached Garage With Electric Door & Power
- Beautifully Secluded & Established Rear Garden
- Close to Meopham Station & Local Schools
- End of Chain

£700,000





Occupying a generous plot within one of Meopham's most sought after residential locations, this bespoke built 4/5 bedroom chalet-style detached home is offered to the market for the very first time since construction, having been lovingly cared for by the original owners throughout. Property is also offered end of chain.

Extending to approximately 1,500 sq ft of versatile accommodation, the property combines spacious family living with beautifully secluded outdoor spaces, extensive parking and a highly convenient location close to Meopham station and reputable local schools.

The attractive frontage immediately sets the tone, with a substantial brick-paved driveway providing parking for multiple vehicles alongside a detached garage benefitting from an electric up and over door and power supply. Mature planting and established boundaries create a wonderful sense of privacy from the outset.

Internally, the property offers bright and well-balanced accommodation arranged over two floors. The welcoming entrance hall leads through to a generous dual-aspect living room with feature log burner and direct access onto the rear garden via French doors, creating an ideal entertaining and family space. A separate dining area connects seamlessly to the fitted kitchen/breakfast room, which offers an excellent range of storage and workspace.

To the rear, the conservatory featuring underfloor heating, overlooks one of the home's secluded courtyard-style garden areas, providing a peaceful retreat and an additional reception space throughout the seasons. A separate utility room and ground floor bathroom further enhance the





practicality of the layout.

The flexible accommodation includes a ground floor study/bedroom, ideal for those seeking home working space or multi-generational living potential. To the first floor leading from a bright and spacious gallery landing, are four further well-proportioned bedrooms together with a split toilet and shower rooms, creating excellent, practical family accommodation overall.

The property has also recently had new windows and a new boiler installed.

A particular highlight of the property is the outside space. The mature rear garden enjoys a high degree of seclusion with mature hedging, established planting and several distinct seating and entertaining areas. Whether relaxing on the patio, enjoying the lawned garden, or making use of the private side courtyard, the gardens offer an exceptional sense of peace and privacy rarely found.

Situated within easy reach of Meopham mainline railway station, offering services into London Victoria, St Pancras and London Bridge, the property is also ideally positioned for village amenities, popular schools and excellent road links including the A2, M2 and M25.

A rare opportunity to acquire a genuinely cherished family home in a highly desirable Meopham setting.

Tenure: Freehold

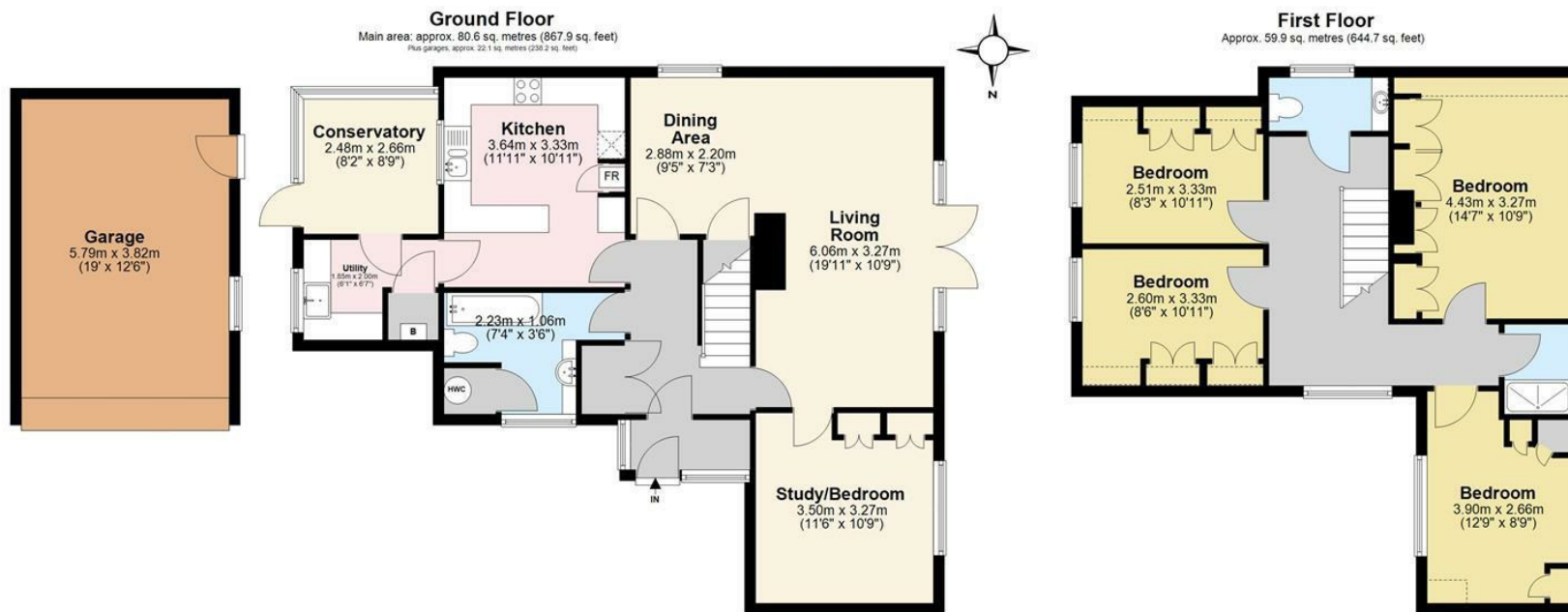
Council Tax Band: F

Fixtures and fittings by arrangement other than those mentioned.





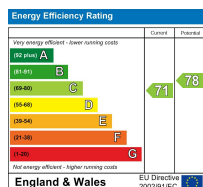




Main area: Approx. 140.5 sq. metres (1512.6 sq. feet)
Plus garages, approx. 22.1 sq. metres (238.2 sq. feet)

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.

Agents Aperture
agents.aperture.co.uk
Plan produced using PlanUp.



Appliances and services are untested. Dimensions are approximate and floorplans are not to scale. Fixtures and fittings, planning and alterations, lease details if applicable, should all be verified legally.

Open: Monday-Friday 9am-5.30pm
Saturday 9am-5pm

**4 The Row, New Ash Green
Kent DA3 8JG**

**1 The Parade, Wrotham Road
Meopham, Kent DA13 0JL**

01474 815811 / 871555

info@hartleyestates.com
www.hartleyestates.com

