



'Our Focus Determines Your Reality'



Dairy Lane
Chainhurst
Kent
TN12 9SS



Entrance Hall * Sitting Room * Dining Room * Conservatory
Kitchen/Family Room * Utility Room * Shower Room

Principal Bedroom Suite * Three Further Bedrooms
Family Bathroom

Approximately Two Acres * Attractive Garden
Triple Garage with Room Above * Outbuildings



LIGHT-FILLED FAMILY HOME

Situated in a peaceful, tree-lined country lane, in the Low Weald Landscape Conservation Area and built in 1910, this attractive, light-filled family home has been fully modernised and is presented in immaculate order throughout.

The stylish accommodation consists of an entrance hall, a double aspect sitting room with doors opening into a conservatory with underfloor heating, a double aspect dining room, a double aspect kitchen/family room, utility room and shower room on the ground floor. There are two staircases leading to the first floor, one leads to the principal bedroom suite comprising a double bedroom, bathroom and dressing room, the second staircase leads to three further bedrooms and a family bathroom.

The property has a mature garden with two substantial pergola features, a paddock and all-weather floodlit arena, in all approximately 2 acres. There is a triple garage with room above together with off road parking and there is also an outbuilding/stables.

Offered with no onward chain, the property is conveniently located in a hamlet 2 miles from the village of Marden.



MARDEN

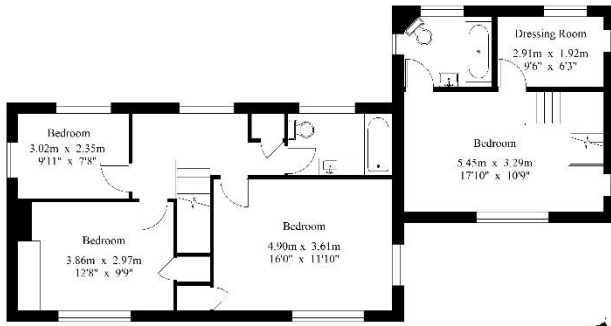
Marden provides local stores for all the day to day necessities including hairdressers, post office, pharmacy and bank. There is also a Medical Centre, Dentist and Vet. There are a variety of places to eat including two public houses. The village also boasts a library, a primary school and sporting facilities. There is a Waitrose a short drive away in Hawkhurst and a new Sainsbury's is due to open in spring '21 in Staplehurst.

SCHOOLS AND CONNECTIONS

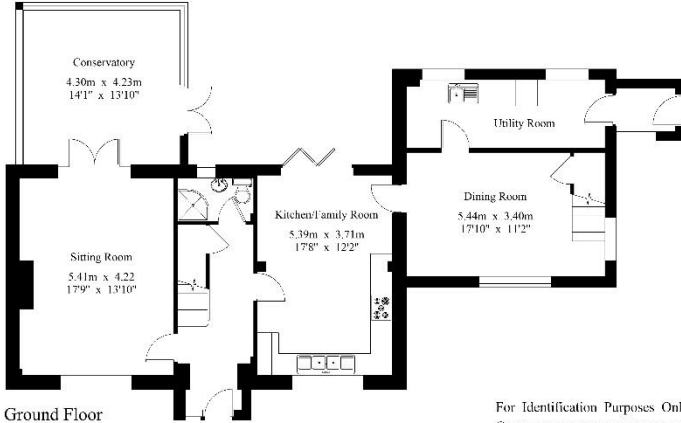
In addition to the local Primary School, the property is within the catchment area for the Maidstone and Tonbridge Grammar Schools. There are also many highly regarded educational facilities available locally, namely Bethany, Benenden School, Marlborough House, St Ronans and Dulwich Prep School as well as Cranbrook School as a boarder.

The Mainline station offers fast rail links to London Bridge, Cannon Street and Charing Cross in under 60 minutes. Both the A21 and M20 are a short distance, providing access to the M25 Motorway to the North and South.





First Floor

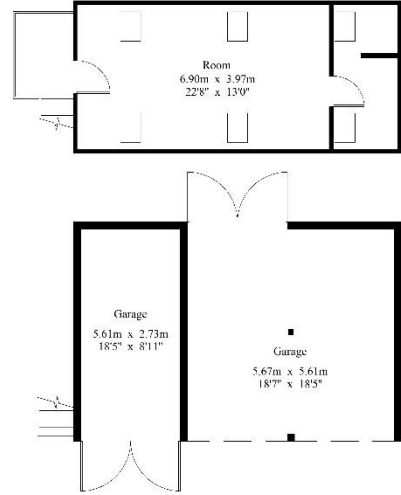


Ground Floor

For Identification Purposes Only.
© 2020 Tmeplan (UK) Limited (01892) 614 881

Platt House

Gross Internal Area - House : 195.9 sq.m (2,109 sq.ft.)
Gross Internal Area - Outbuilding : 83.2 sq.m (896 sq.ft.)



SERVICES

Mains electricity, water and drains. Oil fired central heating.

EPC Rating: D

Maidstone Borough Council - Council Tax Band D

Please note that it should not be assumed that any fixtures and fittings are automatically included within the sale of this property.

Harpers and Hurlingham Property Consultants
The Corner House, Stone Street, Cranbrook, Kent TN17 3HE
Tel: 01580 715400
enquiries@harpersandhurlingham.com
www.harpersandhurlingham.com