

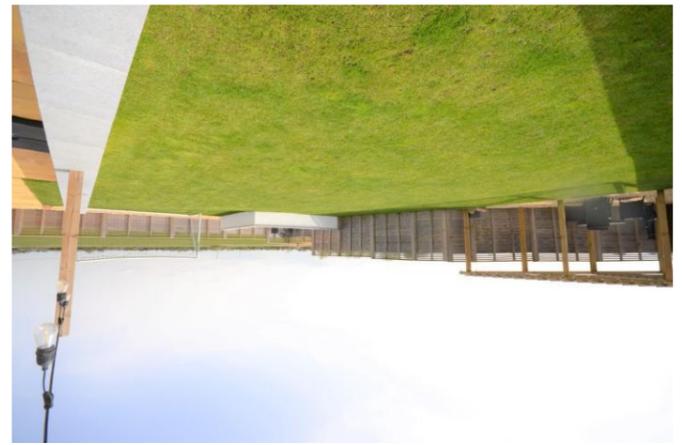
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IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and an illustration purpose which may not be to scale. If there are any important matters likely to affect your decision to buy please contact us before viewing the property.





A simply stunning family house set in an idyllic location on the very edge of New Romney but within easy walking distance of the Town Centre and both local schools. Situated in a cul de sac this property has the benefit of a peaceful location with no passing traffic. Built by Pentland this home is light and airy and was built to the highest standard, offering plenty of space.

Entered into the large light and bright hall space which leads into the large spacious living room to the rear. This space has doors out onto the patio area in the garden bringing the outside in. A second

reception space is the dining room which is also overlooking the rear and has doors out onto the patio also, making the home ideal to enjoy summer evenings and entertaining. The main kitchen space is large in size and has built in appliances and useful breakfast bar. The Area has room to make a family seating area making it the heart of the home and a really sociable room. In addition to the living space the ground floor boasts a utility room, and two cloakrooms.

Walking up the stairs you are led to a large open landing with lots of windows and plenty of space to

- Four Bedroom
- Luxury Family Home
- Two Reception Rooms
- Landscaped Rear Garden
- Countryside Views

make a useful teen study area or a further seating space. There are three large double bedrooms on the first floor, two of which have full size en-suite shower rooms. The family bathroom is modern in style and very spacious with a bath and separate shower cubicle. On the top floor is the master bedroom suite. This room has again plenty of windows making light and airy. There is a Juliet balcony overlooking the countryside views with room for chairs to sit and relax taking in the view with an early morning cuppa. The master suite has a dressing area with built in wardrobes and a full size bath room with separate shower enclosure.

Outside to the rear is a lovely landscaped garden with large lawn area and a number of patio seating spots to make the most of the countryside views and sunshine. A side gate leads to the front of the house which has parking for several cars and a double garage.



**Tenure:** Freehold

