



Scott Close, Ditton, Aylesford, ME20 6QP
Offers Over £350,000



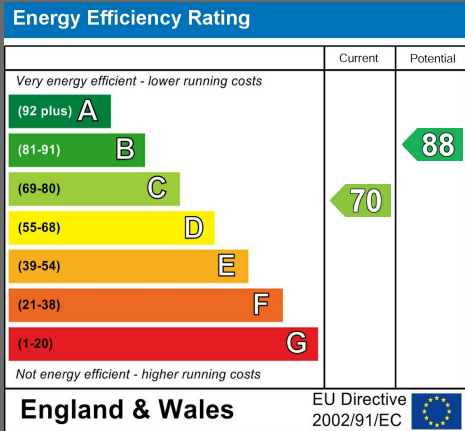
Situated in a popular cul-de-sac within the sought-after area of Ditton, this generously sized and well-proportioned three-bedroom semi-detached family home offers excellent potential. While the property would benefit from some updating, it provides a fantastic opportunity for buyers to put their own stamp on it.

The ground floor comprises a spacious lounge/dining room, conservatory, kitchen, and a separate WC. Upstairs, you'll find three good sized bedrooms and a modern shower room.

Externally, the property benefits from a driveway leading to an integral garage, which, subject to permission being obtainable, could be converted for additional living space. A side pedestrian access leads to the enclosed rear garden.

Offered to the market with no onward chain, this property is an ideal opportunity for families or buyers seeking a home with great potential in a popular location.

- No Forward Chain
- Spacious Semi Detached House
- Three Well Proportioned Bedrooms
- Generous Sized Lounge/Dining Room
- Conservatory
- Ground Floor WC
- First Floor Shower Room
- Pleasant Cul De Sac
- EPC Rating C





LOCAL AREA INFORMATION FOR DITTON

Ditton is a sought after area thanks to its convenient access to so many things.

For recreation you have a K-Sports Centre, the local leisure centre at Larkfield, many parks, green spaces and countryside close by. Leybourne Lakes and Manor Park are particularly noteworthy.

There are a good range of shops, supermarkets and eateries at Ditton, Larkfield and Aylesford. West Malling is the closest town (less than 2 miles away) and is one of the most attractive small towns in mid-Kent with a wide main street lined on each side by a fine collection shops and eateries. Maidstone is approximately 4.6 miles away.

For the commuter Junction 4 of the M20 gives access to the motorway network. There are mainline train stations at nearby West Malling, Aylesford and East Malling.

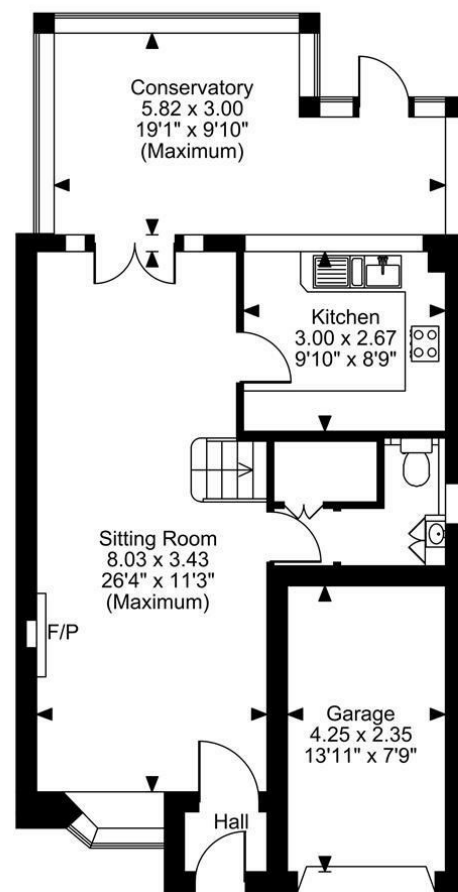
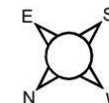
For education there is a comprehensive range of primary, grammar and private educational opportunities. For more schools information please visit www.kent-pages.co.uk/education or ask for a Page & Wells Key Facts for Buyers Guides.

ADDITIONAL INFORMATION

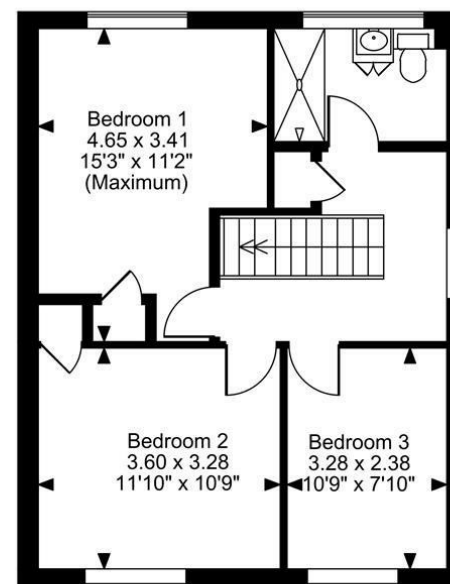
Freehold
Council Tax Band D
EPC Rating C
Double Glazing
Gas Central Heating
Loft - part boarded



Scott Close, Aylesford, Kent
Approximate Gross Internal Area
Main House = 1125 Sq Ft/105 Sq M
Garage = 108 Sq Ft/10 Sq M
Total = 1233 Sq Ft/115 Sq M



Ground Floor



First Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

© ehouse. Unauthorised reproduction prohibited. Drawing ref. dig/8641264/SLU

Page & Wells limited for themselves and for the vendors of this property whose agents they are give notice that: 1. These particulars do not constitute any part of, an offer or a contract. 2. All statements contained in these particulars as to this property are made without responsibility on the part of Page & Wells Limited or the Vendor. 3. None of the statements contained in these particulars as to the property is to be relied on as statements or representations of fact. 4. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. 5. The vendor does not make or give, and neither Page & Wells Limited nor any person in their employment has any authority to make or give any representation whatsoever in relation to this property. These particulars are supplied on the understanding that all negotiations are carried out throughout Page & Wells Limited. Properties with a reference prefixes EAA are those which Page & Wells Limited disclose an interest in accordance with the provisions of the Estates Agents Act 1979

