



Newlyn, Milton Avenue, Badgers Mount, Sevenoaks, TN14 7AU
£700,000

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Mount, Sevenoaks, TN14 7AU

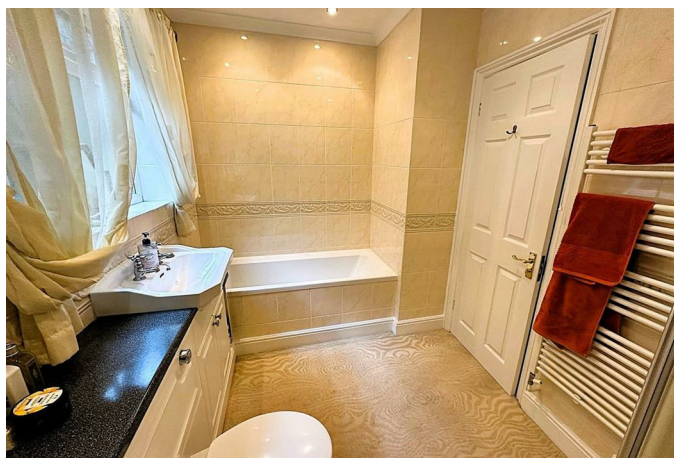
- Fantastic Two Bedroom
Detached Bungalow
- Well Presented Throughout
- Fitted Kitchen & Dedicated Utility
Room
- Garage & Off Road Parking
- Stunning South Facing Garden
- Good Access to Sevenoaks,
Orpington, M25 & Knockholt
Station



Located in this very popular semi - rural location, with excellent access to Sevenoaks, Orpington & the M25, is this beautifully presented detached bungalow. The property has 2 good size bedrooms, a spacious lounge, large conservatory & modern kitchen with a dedicated utility room. To the front there is off road parking for multiple vehicles & to the rear the most stunning, sunny & mature South facing garden. The property is located within reach of Knockholt station & there are a number of great property features which need to be viewed to be fully appreciated. A viewing is very highly recommended.

Viewing

Strictly by appointment with Edmunds Petts Wood 01689 819991. If there is any point which is of particular importance to you we invite you to discuss this with us, especially before you travel to view the property.



IMPORTANT NOTES:

1. Every care has been taken in the preparation of these particulars but their accuracy is not guaranteed and they do not form part of the contract. Descriptions are given in good faith and as an opinion of the Agents - not as a statement of fact. 2. Measurements are approximate and any reference to any particular use of any part of the property or to alterations is not intended to imply that planning or building regulations or other consents have been obtained. We have not tested any appliances, services, heating systems, fixtures or fittings and so cannot guarantee they are in good working order. Prospective purchasers should undertake their own tests, enquiries or surveys before entering into any commitment. Photographs are reproduced for general information and it must not be inferred that any item shown is included in the sale. 4. These particulars are issued on the understanding that all viewings and negotiations are conducted through the Agent.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
[92 plus) A		
[81-91) B		
[69-80) C		
[55-68) D		
[39-54) E		
[21-38) F		
[1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

01689 819991

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