



**32 Saw Lodge Field, Kingsnorth**  
**£525,000**



## 32 Saw Lodge Field

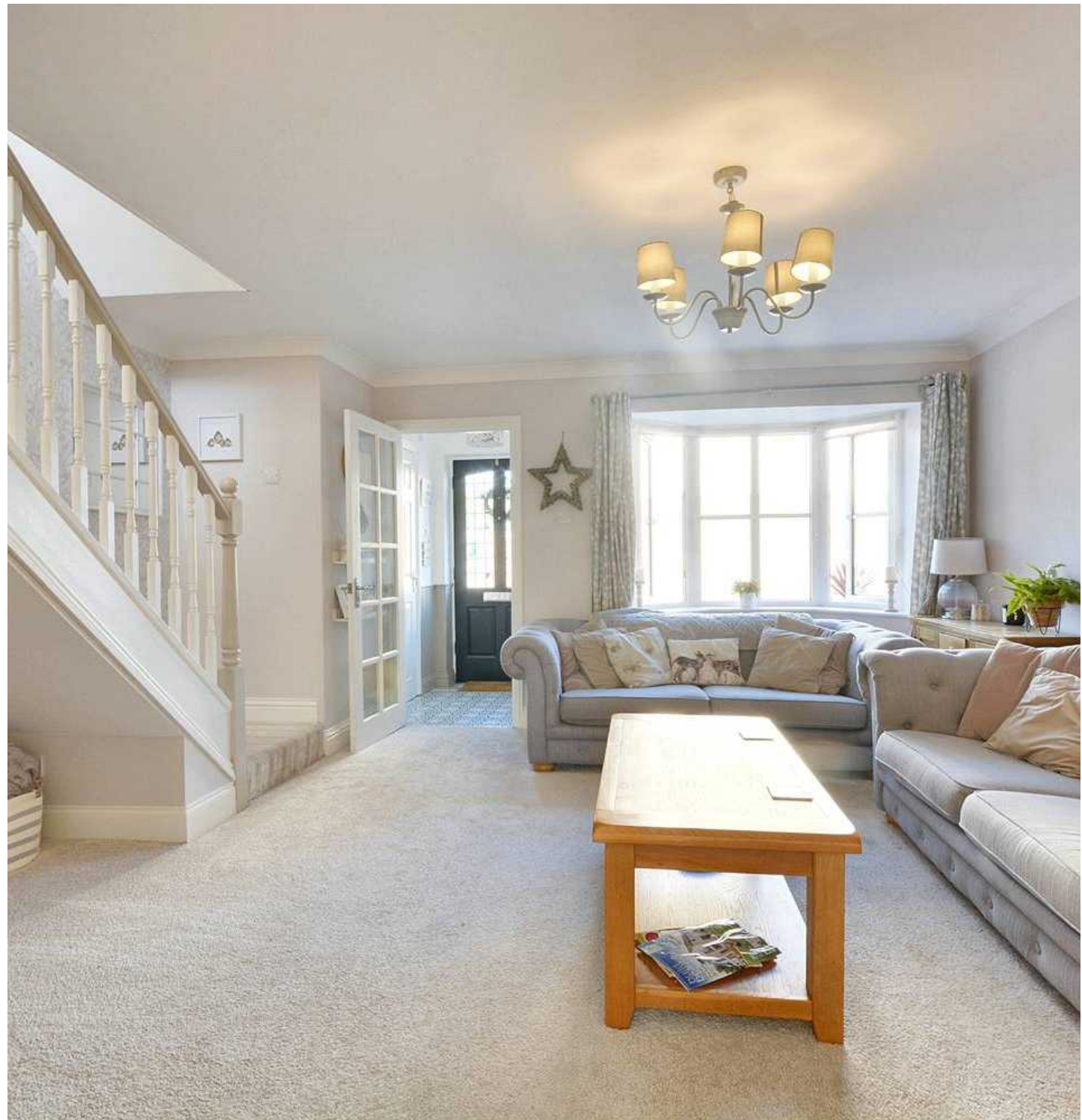
Kingsnorth, Ashford

Offering the potential of multi-generation living, this 5-bedroom detached home boasts multiple living spaces, a low maintenance garden, driveway parking for 3 cars and all located within a sought after position within Park Farm, Kingsnorth.

Council Tax band: E

Tenure: Freehold

- 5-bedroom detached family home with potential for multi-generational living
- Driveway parking for 3 cars with EV charging
- Low maintenance landscaped garden
- En-suite to bedroom 1
- Sought after Park Farm location
- Walking distance of local amenities including schooling choices



### Hallway

Part glazed door to front, window to side, radiator, tiles flooring.

### Cloakroom

WC with hand basin above, radiator, tiles flooring.

### Living Room

15' 6" x 15' 0" (4.72m x 4.57m)

Bay window to the front, stairs to first floor, radiator, fitted carpet. Door into Kitchen/Diner.

### Kitchen/Dining/Family Room

24' 4" x 12' 1" (7.42m x 3.69m)

Modern fitted kitchen comprising matching wall, base & pantry units with Oak worksurfaces over, inset double Belfast sink, freestanding Range Cooker with 7-ring gas top and extractor above, built-in dishwasher, space for free-standing fridge/freezer. Roof lantern, double doors opening to the garden, radiator, oak flooring.

### Utility Room

Matching wall and base units with Oak worksurfaces over, inset 1.5 bowl stainless steel sink/drain, built-in washing machine & tumble dryer, central heating boiler, radiator, oak flooring. Door to Lounge, Shower Room & Bedroom. Door to outside.

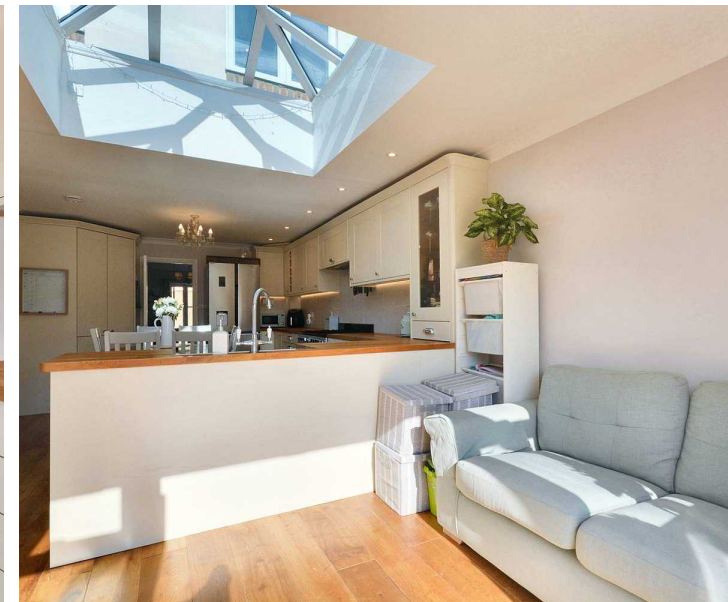
### Lounge

13' 3" x 11' 2" (4.03m x 3.40m)

Double doors and windows opening to the garden, roof lantern, radiator, fitted carpet.

### Ground Floor Shower Room

Modern shower room comprising a walk in shower with a bi-fold door and thermostatic bar shower with rainfall head, WC, wash basin with storage beneath, chrome towel radiator, extractor fan, partly tiled walls and tiled flooring.





**Ground Floor Bedroom**

14' 6" x 7' 7" (4.41m x 2.30m)

Window to the front, radiator, fitted carpet.

**Landing**

Loft access, doors to each bedroom and bathroom, fitted carpet to the stairs and landing.

**Bedroom 1**

10' 4" x 11' 8" (3.14m x 3.56m)

Window to the front, built-in cupboard, radiator, fitted carpet.

**En Suite**

Comprising a quadrant shower cubicle with sliding doors and thermostatic shower with rainfall head, WC, wash basin with storage beneath, chrome towel radiator, extractor fan, partly tiled walls and tiled flooring. Window to the front.

**Bedroom 2**

12' 8" x 8' 2" (3.85m x 2.50m)

Window to the front, fitted wardrobes, radiator, fitted carpet.

**Bedroom 3**

8' 9" x 9' 5" (2.66m x 2.88m)

Window to the rear, radiator, fitted carpet.

**Bedroom 4**

11' 10" x 7' 9" (3.61m x 2.35m)

Window to the rear, radiator, fitted carpet.

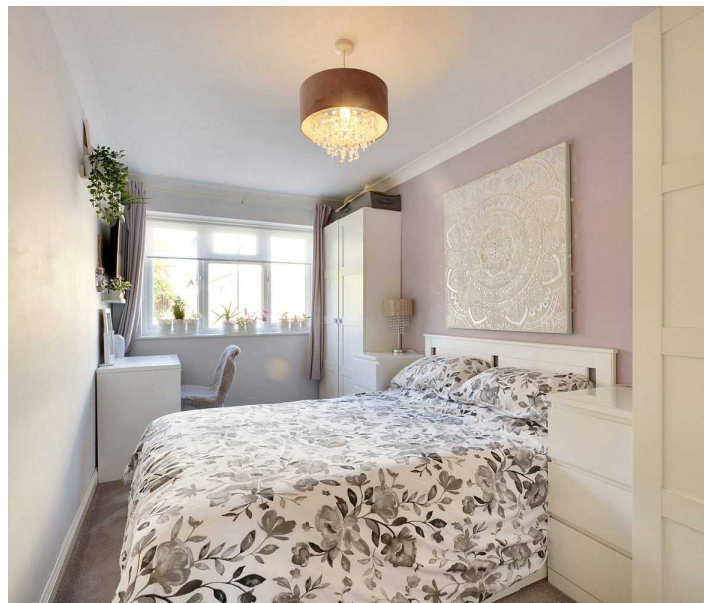
**Bedroom 5**

8' 2" x 6' 6" (2.50m x 1.97m)

Window to the rear, radiator, fitted carpet.

**Bathroom**

Comprising a free-standing bath with mixer tap and hand shower attachment, WC, wash basin with storage beneath, towel radiator, extractor fan, part tiling to the walls, tiled flooring. Window to the side.





## REAR GARDEN

Sun-facing rear garden, landscaped featuring a central artificial lawn, porcelain paving slabs and patio area, outside kitchen, children's play area with bark chippings, fenced boundaries, planted borders and gated side access. Outside tap, power and lights.

## EV CHARGING

1 Parking Space

EV charger for 1 vehicle.

## DRIVEWAY

3 Parking Spaces

Block paved driveway for 3 cars.

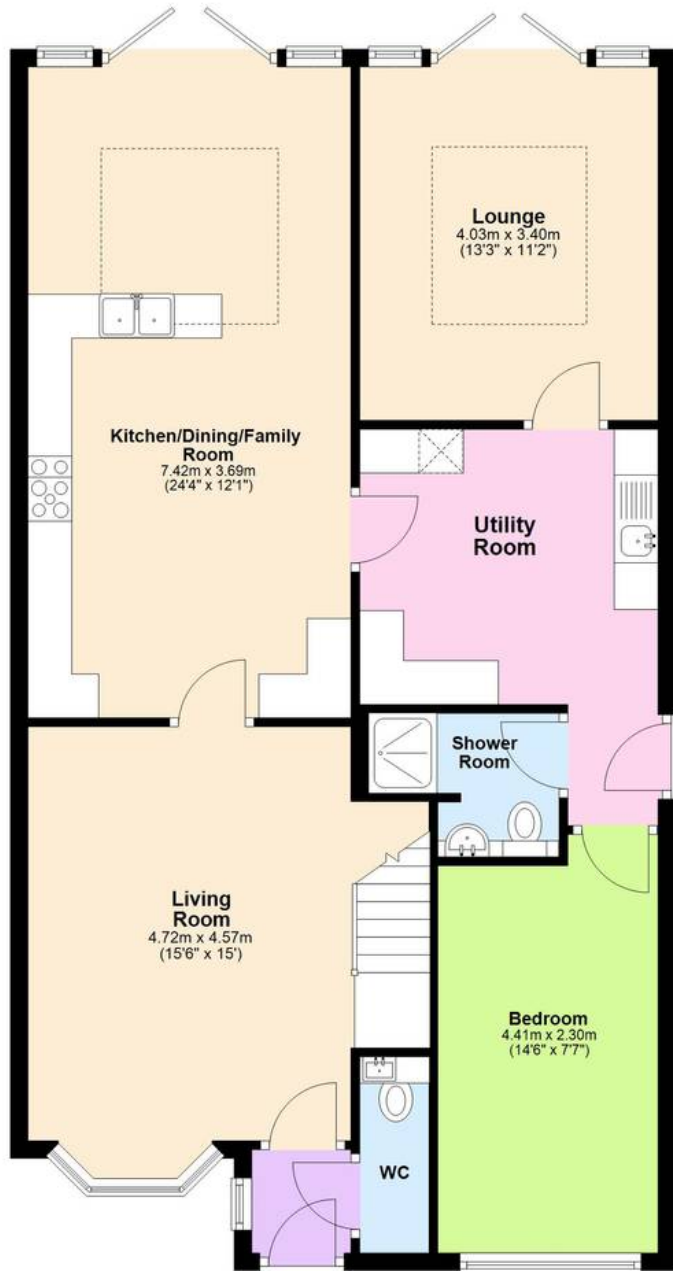






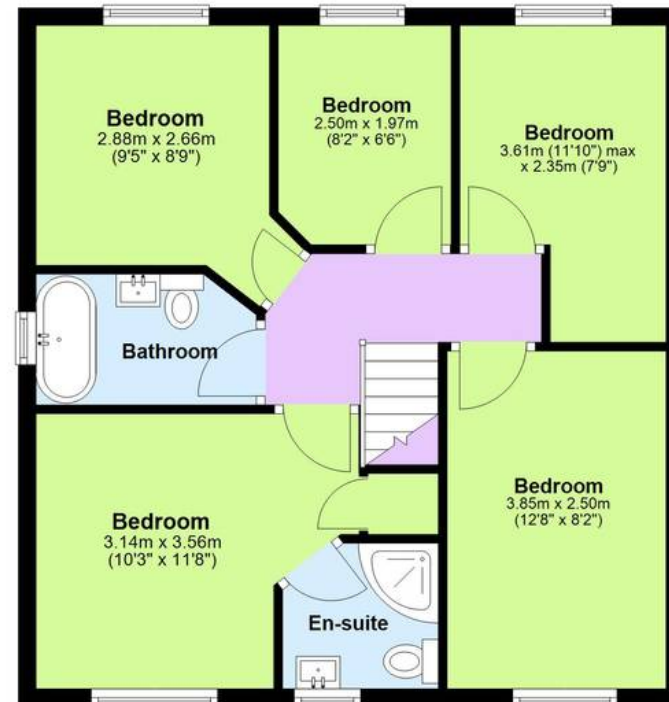
## Ground Floor

Approx. 92.6 sq. metres (996.5 sq. feet)



## First Floor

Approx. 54.2 sq. metres (583.9 sq. feet)



Total area: approx. 146.8 sq. metres (1580.5 sq. feet)

Plans are for layout purposes only and not drawn to scale, with any doors, windows and other internal features merely intended as a guide.  
Plan produced using PlanUp.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and purchasers are advised to satisfy themselves as to the working order and condition, if a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances. All measurements are approximate.

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