



Greenways

New Barn | Kent | DA3 7HL



Greenways

New Barn, Kent, DA3 7HL

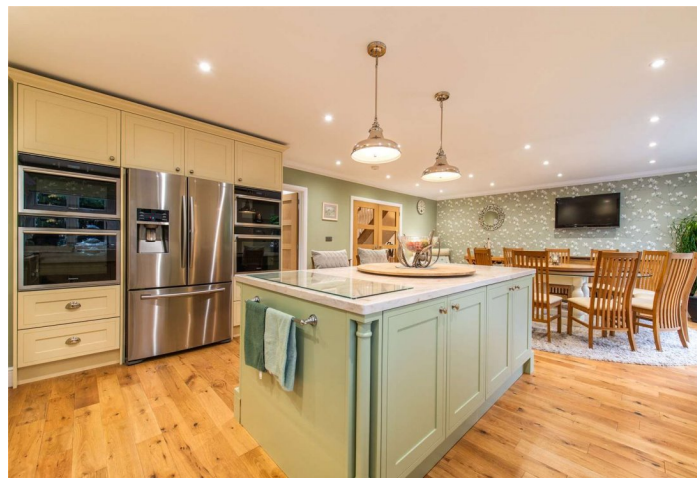
£1,400,000

Freehold

WOW!!!! This stunning five bedroom detached executive home is situated in the corner of a select cul-de-sac off sought after Fawkham Avenue. The property is approached via remote gates to the front.

Benefitting from:

- Grand Entrance Hall
- Three Reception Rooms
- Fully Fitted 26' Kitchen
- En-Suites to every bedroom
- Two En-Suite Dressing Rooms
- Solid Oak Flooring
- Immaculately Presented
- 68' Driveway to front.
- Integral Double Garage
- Gated Entrance
- Good Sized Garden
- Heated Swimming Pool
- Council Tax: F
- EPC Rating: C



Accommodation

Entrance Hall: 5.44 (17'10") m x 5.1 (16'9") m (Widening to 6.7 (22') m) Double entrance door. Solid oak flooring. Staircase to first floor. Radiator. Coved ceiling. Inset spotlights. Doors to: -

Ground Floor w.c 2.36m x 1.47m (7'9" x 4'10") Frosted double glazed window to side. Low level w.c. Wash hand basin with cupboard below. Coved ceiling. Heated towel rail. Tiled flooring.

Lounge: 6.93m x 5.1m (22'9" x 16'9") Two double glazed windows to rear. Carpet. Two radiators. Feature fireplace with recess housing log burner. Coved ceiling.

Reception Room 4.9m x 4.6m (16'1" x 15'1") Double glazed window to front. Double glazed window to side. Fitted wardrobes and corner desk unit.

Office/Study: 3.94m x 3.73m (12'11" x 12'3") Double glazed window to front. Fitted storage cupboards housing boiler. Fitted desk. Radiator. Display cabinets. Coved ceiling.

Cloakroom: 2.36m x 1.57m (7'9" x 5'2") Carpet. Fitted shelving and coat rail. Shelving for shoes.

Kitchen/Diner 8.1m x 5.33m (26'7" x 17'6") Double glazed window to rear. Double glazed Bi folding doors to garden. Two microwaves. Two built-in ovens. Space for American fridge freezer. Integrated dishwasher. Built-in electric hob. Central island/breakfast bar. 1 1/2 bowl sink unit. Two radiators. Coved ceiling with inset spotlights. Tiled splash back. Solid oak flooring.

Utility Room: 3.12m x 2.77m (10'3" x 9'1") Double glazed window to side. Double glazed door to garden. Modern fitted wall and base units with Quartz work top over. Built-in cupboard. 1 1/2 bowl sink and drainer unit with tiled splash back. Inset spotlights.

First Floor Landing: 6.45m x 5.18m (21'2" x 17') Double glazed window to front. Carpet. Radiator. Coved ceiling. Doors to: -

Bedroom 1: 5.8m x 4.34m (19' x 14'3") Double glazed window to front. Carpet. Radiator. Coved ceiling. Doors to: -

En-suite 1: 2.9 (9'6") m x 2.41 (7'11") m + 1.5 (4'11") m x 1.37 (4'6") m Frosted double-glazed window to side. Free standing bath. Vanity wash hand basin with his & hers sink units with cupboards below. Walk-in shower area (4'11 x 4'6) with overhead spray and handheld shower attachment. Extractor fan. Tiled walls. Tiled floor with under-floor heating. Heated Victorian style towel rail. Inset spotlights.

Dressing Room 1: 4.3m x 3.5m (14'1" x 11'6") Walk-in wardrobe/dressing room. Full range of open wardrobe space. Central drawer storage unit and separate drawer units.

Bedroom 2: 5.18m x 3.89m (17' x 12'9") Double glazed window to rear. Laminate wood flooring. Radiator. Fully range of fitted wardrobes. Desk unit. Inset spotlights. Door to: -

En-Suite 2: 2.87m x 2.08m (9'5" x 6'10") Frosted double glazed windows to side. Walk-in tiled shower cubicle. His & hers wash hand basin. Low level w.c. Tiled walls. Inset spotlights. Under-floor heating.

Bedroom 3: 5.18m x 3.56m (17' x 11'8") Double glazed window to rear. Carpet. Radiator. Full range of fitted wardrobes and drawer units.

En-Suite 3: 2.24m x 1.96m (7'4" x 6'5") Modern suite comprising panelled bath with independent wall mounted shower over. Vanity wash hand basin with cupboard below. Low level w.c. Tiled walls. Extractor fan. Fitted mirror with lighting. Inset spotlights.

Bedroom 4: 4.06m x 3.68m (13'4" x 12'1") Double glazed window to rear. Carpet. Radiator. Fitted wardrobes and dressing table unit. Door to: -

En-suite 4: 2.26m x 1.9m (7'5" x 6'3") Modern suite comprising panelled bath with mixer tap and shower attachment. Vanity wash hand basin. Low level w.c. Extractor fan.





Storage cupboard. Heated towel rail. Wall mounted mirror. Stone flooring with under-floor heating. Inset spotlights.

Bedroom 5: 5.08m x 3.1m (16'8" x 10'2") Double glazed window to front. Radiator. Fitted desk unit with drawers. Laminate flooring. Doors to: -

Ensuite 5: 1.96m x 1.68m (6'5" x 5'6") Suite comprising tiled shower cubicle with independent wall mounted shower. Vanity wash hand basin with cupboard below. Low level w.c. Extractor fan. Tiled walls. Tiled flooring with under-floor heating. Inset spotlights.

Dressing Room 5: 3.12m x 2.06m (10'3" x 6'9") Range of open fronted clothes rails and storage. Fitted drawer units. Inset spotlights. Chrome wall mounted radiator.

Exterior

Front Garden: Approx. 68ft x 36ft: Remote gates. Driveway widening to 43'

Side Garden: Mainly laid to lawn.

Rear Garden: Approx. 100ft x 40': Large paved patio area. Heated swimming pool. Paved side area.

Parking: 18'5 x 17'0 Integral double garage with remote roller door. Supplied with power and light. Electric car charger point. Door to side. Large block paved drive for numerous cars. Tree borders.

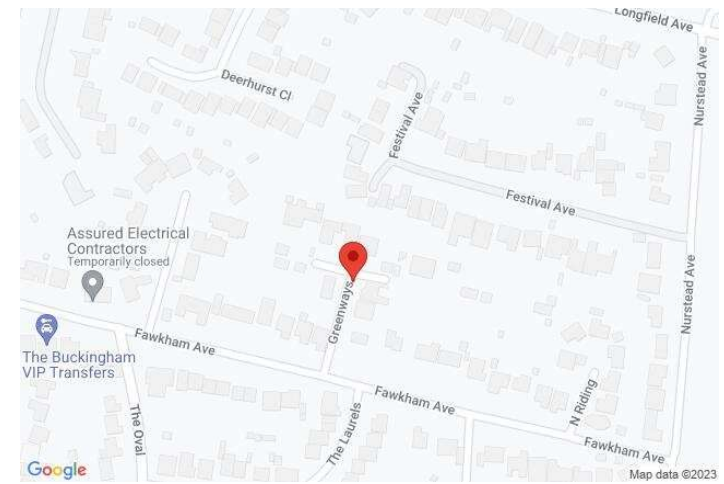
Additional Information

New Barn has bus services to the surrounding areas of Gravesend and Longfield as well as a commuter coach service to London. There are golf courses within the area as well as a Country Club at Hartley and Health Club at Fawkham offering a range of recreational facilities. At Longfield Village there are shops, schools, doctors' surgery, dentist and main line railway station with services to London. Road links from the area give access to A2/M2, A20/M20, M25 and Dartford Tunnel, as well as the Bluewater Shopping Complex and Ebbsfleet International Rail Station with high-speed links to Paris and St Pancras International Station.

Council Tax - F

EPC Rating - C





Important Notice

These particulars do not form part of an offer or contract and must not be relied upon as statements or representation of fact. Any areas, measurements, journey times or distances are approximate. The text, images, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and we have not tested any services, equipment or facilities. References to tenure are based on information supplied by the seller. Buyer should verify all information themselves by inspection or otherwise prior to a legal commitment to purchase. Photos and images are subject to copyright.

Location



(All distances & times are approximates)

FOR MORE INFORMATION CONTACT US TODAY.

Andy Plaistowe - Branch Partner
 01474 333111
 Robinson Michael & Jackson
 21A & B King Street,
 Gravesend,
 DA12 2EB
gravesend@robinson-jackson.com

SALES | MORTGAGES | LEGALS

ROBINSON MICHAEL & JACKSON

Ground Floor

Approx. 210.4 sq. metres (2264.3 sq. feet)



First Floor

Approx. 190.7 sq. metres (2052.6 sq. feet)



Total area: approx. 401.1 sq. metres (4316.9 sq. feet)

Please be advised this plan is offered for marketing purposes only. It can not be relied upon for exact or precise measurements, angles, window or door openings. Whilst every effort is made to ensure the accuracy the company or provider accepts no responsibility for the content.
Plan produced using PlanUp.

