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Laxton Walk  
Kings Hill ME19 4HZ  
£1,750 PCM

Tenure:  
Council tax band:



Spacious two bedroom end of terrace house offered in lovely condition. Situated in a walkway position, a short distance from local amenities, primary schools and Kings Hill's golf club.

Internally the property offers entrance hall, cloakroom, kitchen (with integral fridge, freezer, double ovens, slimline dishwasher and washing machine), living room with doors to garden and separate dining/reception room with doors to garden.

To the first floor are two double bedrooms both with built in cupboards and a bathroom.

Externally there is a low maintenance garden, single garage and driveway.

Available from 8th July 2026 onwards.

- Terraced House
- 2 Bedrooms
- Modern Bathroom
- Kitchen with appliances
- Living Room
- Second Reception Room
- Cloakroom
- Garage and Driveway
- Paved Garden
- Quiet Walkway Location

| Energy Efficiency Rating                    |         | Environmental Impact (CO <sub>2</sub> ) Rating                  |                                                                 |         |           |
|---------------------------------------------|---------|-----------------------------------------------------------------|-----------------------------------------------------------------|---------|-----------|
| Very energy efficient - lower running costs | Current | Potential                                                       | Very environmentally friendly - lower CO <sub>2</sub> emissions | Current | Potential |
| (92 plus) <b>A</b>                          |         |                                                                 | (92 plus) <b>A</b>                                              |         |           |
| (81-91) <b>B</b>                            |         |                                                                 | (81-91) <b>B</b>                                                |         |           |
| (69-80) <b>C</b>                            |         |                                                                 | (69-80) <b>C</b>                                                |         |           |
| (55-68) <b>D</b>                            |         |                                                                 | (55-68) <b>D</b>                                                |         |           |
| (39-54) <b>E</b>                            |         |                                                                 | (39-54) <b>E</b>                                                |         |           |
| (21-38) <b>F</b>                            |         |                                                                 | (21-38) <b>F</b>                                                |         |           |
| (1-20) <b>G</b>                             |         |                                                                 | (1-20) <b>G</b>                                                 |         |           |
| Not energy efficient - higher running costs |         | Not environmentally friendly - higher CO <sub>2</sub> emissions |                                                                 |         |           |
| England & Wales                             |         | England & Wales                                                 |                                                                 |         |           |
| EU Directive 2002/91/EC                     |         | EU Directive 2002/91/EC                                         |                                                                 |         |           |



LOCAL INFORMATION FOR KINGS HILL

Kings Hill is a modern, concept village situated in the heart of Kent that entwines quality of life, convenience and charm to create one of the most desirable places to live and bring up a family in England. Nestled amongst attractive, landscaped gardens and protected woodland areas the Management team at Kings Hill provides landscaping and maintenance for the local residents, which means that the area is safe, clean and consistently maintained to a high standard. This American-style of "concept living" has proven very popular and it engenders a strong sense of community among the local residents. Kings Hill offers excellent commuting facilities with easy access to the M20, a regular bus service to the nearby towns of Tonbridge, Maidstone and West Malling, as well as a direct bus service to West Malling station, where trains run to London Victoria and Ashford International. The station is less than 1 mile away. Kings Hill has its own toddlers group, a pre-school nursery, three highly coveted primary schools and a youth club. The range of sports and leisure facilities are excellent. It includes shops, cafes, restaurants, 18-hole PGA championship golf course, David Lloyd health club, sports park, community centre, nature park and much more. Two miles away is the beautiful town of West Malling and all within ten miles are Royal Tunbridge Wells, Maidstone, Tonbridge and Paddock Wood. Staying closer to home Kings Hill offers Liberty Square - the hub of the village, where there is Asda and Waitrose supermarkets, eateries and further amenities (such as hairdressers, pharmacy, doctors, dentist and much more) can be found.

DISCLAIMER

All dimensions are approximate and any floor plans are for guidance purposes only. Reference to appliances and/or services does not imply that they are necessarily in working order. Whilst we endeavor to make our sales particulars as accurate as possible, all interested parties must verify their accuracy themselves.

