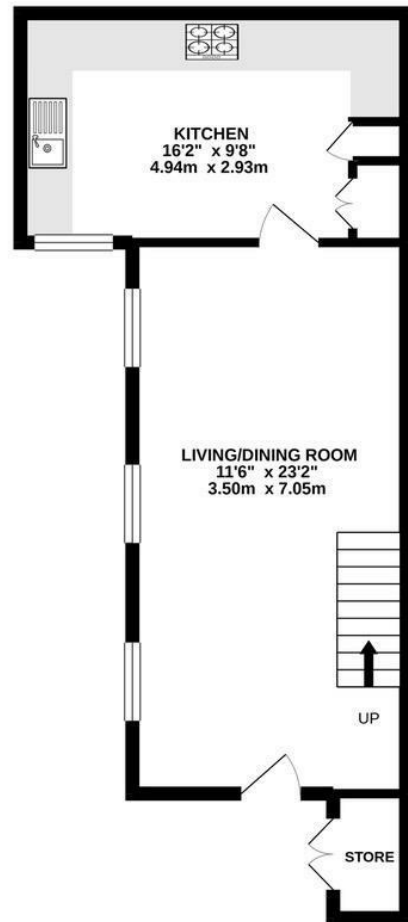
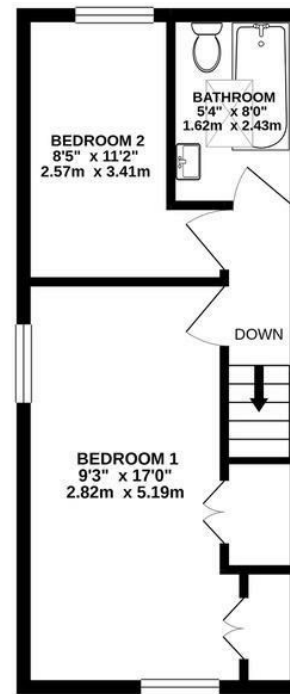


GROUND FLOOR
438 sq.ft. (40.7 sq.m.) approx.



1ST FLOOR
324 sq.ft. (30.1 sq.m.) approx.



TOTAL FLOOR AREA: 762 sq.ft. (70.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Measure 11/2021



The Property
Ombudsman



01732 522 822
info@khp.me



Swan Street
West Malling ME19 6JU
£1,600 PCM

Tenure:

Council tax band: D



A rare opportunity to rent a beautiful period cottage set in the heart of West Malling village. Surrounded by local shops and restaurants and walking distance to the train station.

To the ground floor the accommodation comprises of a Kitchen and Lounge/Diner. To the first floor there are two bedrooms and a modern bathroom.

To the exterior is a private walled courtyard garden and off road parking for two vehicles. This unusual home is accessed via wrought iron gates adjacent to The Swan Restaurant.

Offered fully furnished with furniture seen in photos. Available from 20th September 2024. Sorry no pets. Available for short term let.

- Period Cottage
- Located in West Malling Village Centre
- Two Bedrooms
- Modern Bathroom
- Kitchen
- Lounge/Diner
- Gated entrance
- Parking for two cars
- Walled court yard garden
- Fully Furnished

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	85	(92 plus) A	58
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F	66	(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	



LOCAL INFORMATION FOR WEST MALLING
West Malling is one of the most attractive small towns in mid-Kent with a wide main street lined on each side by a fine collection of period properties, shops and amenities.

West Malling offers an excellent range of local and specialist shops together with a mainline station serving London Victoria.

The delightful parkland of Manor Park is also close by and features a lake, woodland and children's play area.

Maidstone, Tonbridge and Sevenoaks all provide an excellent and comprehensive range of educational, recreational and shopping facilities together with mainline stations serving London Bridge, Cannon Street, Charing Cross and Victoria.

The M20 and M26 are easily accessible ensuring quick communications with the M25, Gatwick, Heathrow, City and Stansted airports, Canary Wharf, the Channel Tunnel and Ashford and Ebbsfleet International Stations (Ebbsfleet to St Pancras station in 17 minutes).

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.

