KINGS



2 Baker Close Sole Street

Cobham, DA13 9AE Freehold

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Asking Price £950,000

Set within an exclusive gated development of just three properties is this immaculately presented four bedroom detached house located a short walk from Sole Street rail station. Built circa 2009 the property has many attractive features and is offered to the market with the benefit of no onward chain.

Overview

- Exclusive gated development
- Immaculate presentation throughout
- Extended double garage and large driveway
- CCTV security and intercom
- Fitted kitchen breakfast room and separate utility
- Three reception rooms
- Four bedrooms
- Family bathroom and en-suite
- Spacious entrance hall







Property description

The accommodation comprises of generous central entrance hall with a turned staircase to the first floor, cloakroom / wc, study, sitting room with wood burning stove and patio doors onto the garden. A large separate dining room, kitchen breakfast room with a range of wall and base units under marble work tops including an island breakfast bar and integrated appliances and an adjoining utility room completes the ground floor accommodation. There are four separate bedrooms, one with en-suite and a family bathroom on the first floor.

A large driveway provides ample off-road parking for several vehicles as well as access to the spacious double garage with twin doors. The front garden is lawned and there is access at one side of the property to the rear garden. The rear South Westerly garden has been landscaped with patio, lawn and herbaceous borders and heated circular Breeze House which makes it an ideal outside entertaining space. Security features to note in addition to the gated entrance are an alarm system including video entry and CCTV cameras. Located in the popular Sole Street area of the sought after village of Cobham, Sole Street station and other local amenities are within walking distance of this safe oasis of a location.

Location
Sole Street is a picturesque village offering a local village shop, public house and is adjacent to the beautiful village of Cobham. The village is within easy reach of Gravesend and Medway town providing further excellent schooling with the M2 and M25 motorways linking to both Gatwick and Heathrow airports, London, Bluewater and the International railway station at Ebbsfleet offering a 17 minute link to London and the Channel Ports. The commuter is well served with main line railway station at Sole Street for London Victoria.

Local Schools
Primary Schools: Meopham Community Academy 0.9 miles
Helen Allison School 1 mile
Cobham Primary School 1.2 miles
Istead Rise Primary School 1.7 miles
Singlewell Primary School 1.9 miles
Secondary Schools:
Helen Allison School 1 mile
Meopham School 1.4 miles
Ifield School 2.3 miles
Cobham Hall 2 miles
Thamesview School 2.9 miles
Information sourced from Rightmove (findaschool). Please check with the local authority as to catchment areas and intake criteria.

Viewing arrangements
Strictly by prior appointment with Kings

Directions
From our Meopham office proceed south along Wrotham Road. Turn left onto Norwood lane and continue straight. At the end of the road turn left onto Camer road. As you reach Sole Street go over the railway bridge turn left onto Manor Road. Baker close is located toward the end of the road on the left hand side. what3words location finder///nurses.clubs.oval

Property information
Mains gas, electric water and drainage. Gravesham Council tax band G. Energy rated C

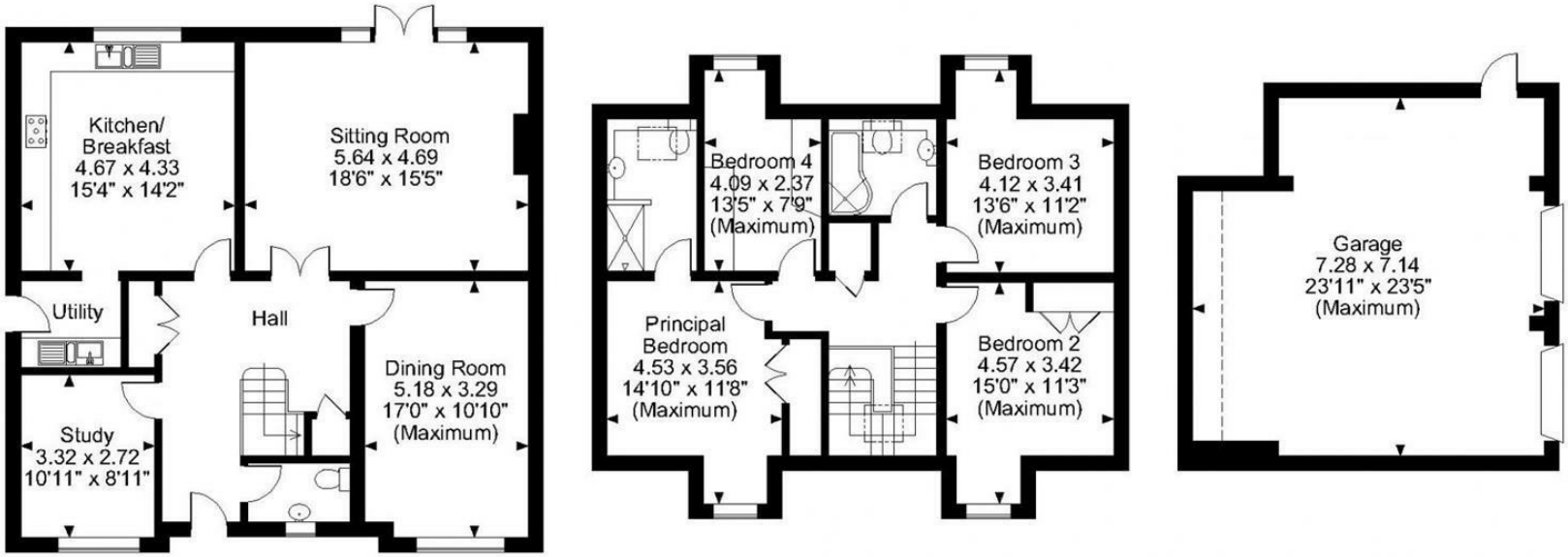
Residents Management Company
Baker Close Management Ltd The vendor advises us that each resident contributes £75 pcm which includes a weekly gardener.








Baker Close Sole Street, Cobham
Approximate Gross Internal Area
Main House = 1884 Sq Ft/175 Sq M
Garage = 486 Sq Ft/45 Sq M
Total = 2370 Sq Ft/220 Sq M



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE
The position & size of doors, windows, appliances and other features are approximate only.
⊏⊐⊏⊐ Denotes restricted head height
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