



platformproperty

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**25 Scotts Way, Sevenoaks, Kent TN13 2DG**  
**£600,000 - Freehold**



## PROPERTY DESCRIPTION

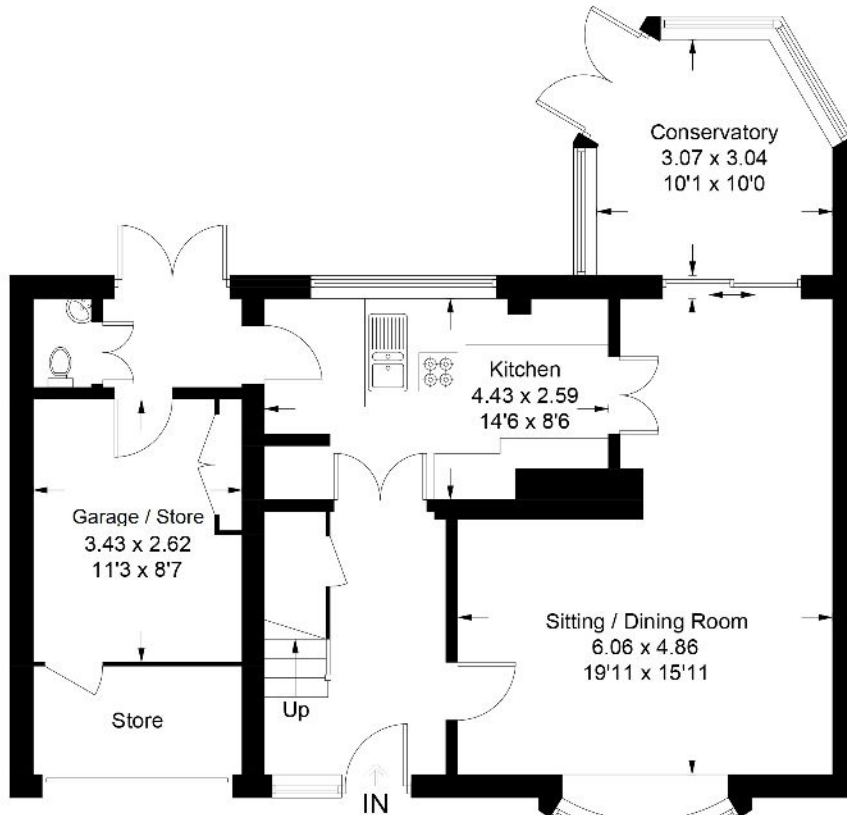
A well-presented, three double bedroom, link-detached family home located in a quiet cul-de-sac near the centre of Riverhead within a few minutes' walk of Riverhead Infants School and Amherst Junior School and less than a mile from Sevenoaks station. This excellent house offers generously proportioned and adaptable accommodation well suited to modern-day living, with three double bedrooms and a garage which has been divided into two separate areas, one of which is currently being utilised for white goods, the other currently set up as a home gym. Call us now for more information, we are \*Open 8am - 8pm 7 Days a Week\*

## POINTS OF INTEREST

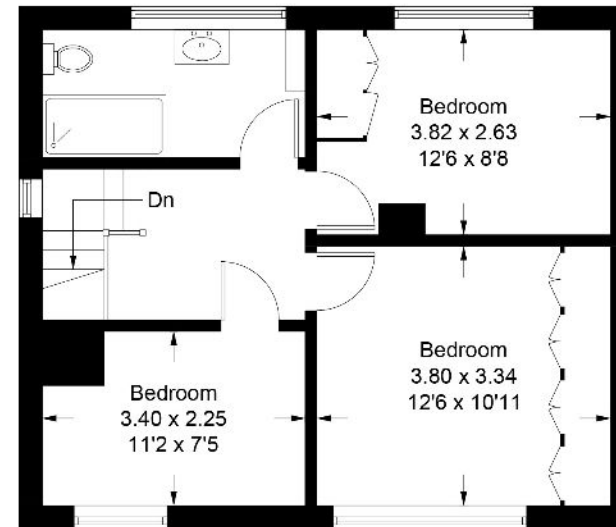
- LINK-DETACHED HOUSE
- THREE DOUBLE BEDROOMS
- FAMILY BATHROOM AND CLOAKROOM W/C
- DRIVEWAY PARKING AND GARAGE
- SEVENOAKS STATION 1 MILE
- DUNTON GREEN STATION 0.9 MILES



Approximate Gross Internal Area = 117.6 sq m / 1266 sq ft



**Ground Floor**



**First Floor**

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them. (ID991371)

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| Energy Efficiency Rating                    |          | Current | Potential |
|---|----------|---------|-----------|
| Very energy efficient - lower running costs |          |         |           |
| (92-100)                                    | <b>A</b> |         |           |
| (81-91)                                     | <b>B</b> |         | 84        |
| (69-80)                                     | <b>C</b> |         |           |
| (55-68)                                     | <b>D</b> |         | 66        |
| (39-54)                                     | <b>E</b> |         |           |
| (21-38)                                     | <b>F</b> |         |           |
| (1-20)                                      | <b>G</b> |         |           |
| Not energy efficient - higher running costs |          |         |           |
| England, Scotland & Wales                   |          |         |           |
| EU Directive 2002/91/EC                     |          |         |           |