



Church Fields, West Malling, Kent, ME19 6RJ

Guide Price £375,000 - £400,000

When experience counts...

est. 1828  
**bracketts**

Offered for sale is this three bedroom period Cottage situated on a no through road within easy reach of West Malling High Street. A historic market town boasting a wealth of heritage buildings including the Tudor Abbey Gatehouse, The Cascades and the magnificent Queen Anne Went House. West Malling's high street offers a good range of local shopping facilities and restaurants, and the mainline station serves London Victoria & London Bridge. Sevenoaks (12 miles), Tonbridge (10 miles) and Maidstone (8 miles) all offer further shopping and leisure facilities. Internally the property comprises entrance, sitting room with feature log burning fire, dining room and bespoke solid wood fitted kitchen. To the first floor there is two bedrooms and modern family bathroom. To the second floor a further bedroom with views across the rear garden. Externally the property offers a large rear garden, mainly laid to lawn with mature shrubs and borders, a summer house and a brick built shed We recommend viewing at your earliest convenience.

Three Bedrooms

Arranged Over Three Floors

Close to West Malling High Street  
& Local Amenities

Two Reception Rooms

Bespoke Solid Wood Kitchen

First Floor Family Bathroom

Log Burning Stove

Good Size Rear Garden

Summer House & Brick Built Shed

Viewing Highly Recommended





### **LOCATION: West Malling**

West Malling, a charming town nestled in the heart of Kent, offers a perfect blend of history, rural beauty, and modern convenience. Known for its picturesque streets lined with historic buildings, this market town provides a peaceful lifestyle while still being well-connected to London and other key destinations. With a rich history dating back to medieval times, West Malling is home to a close-knit community and offers a range of amenities for residents and visitors alike.

Despite its rural charm, West Malling is well-served by excellent transport connections, making it an ideal location for commuters. West Malling railway station provides regular services to London Victoria & London Bridge, with a journey time of just under an hour, making it a convenient option for those who work in the capital. The station also connects to Ashford International, offering access to Eurostar services and destinations across Europe.

For those traveling by road, West Malling is situated close to the M20 motorway, providing easy access to the M25 and wider national motorway network. Local bus services operate regularly, connecting the town to nearby Maidstone, Sevenoaks, and other towns in the region. With a good range of transport options, West Malling strikes a perfect balance between countryside living and city accessibility.

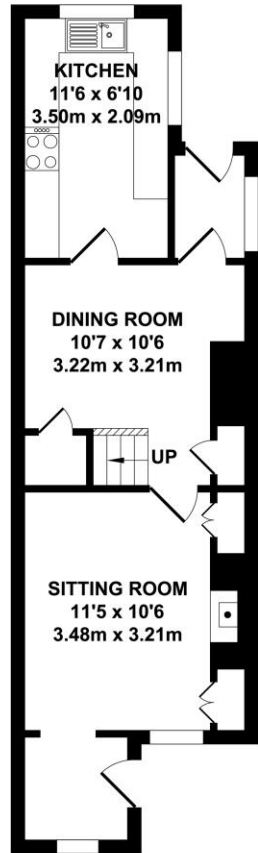
### **ADDITIONAL INFORMATION:**

Council Tax Band C

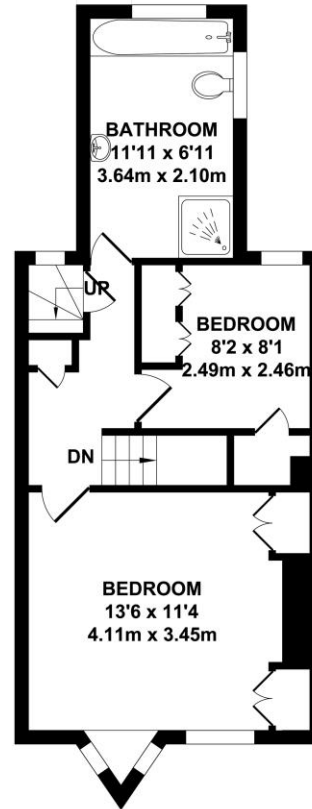
Double Glazed Windows



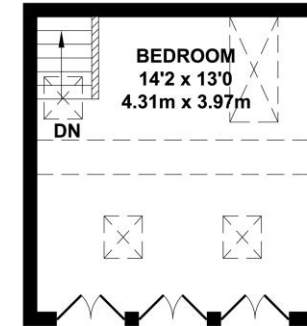
Important Notice: Bracketts, their clients and any joint agents give notice that they have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. The text, photographs and plans are for guidance only and are not necessarily comprehensive. All areas, measurements or distances are approximate and no responsibility is taken for any error, omission or mis-statement. It should not be assumed that the property has necessary planning, building regulation or other consents and Bracketts have not tested any services, appliances, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Prices, rents or any other charges are exclusive of VAT unless stated to the contrary.



**GROUND FLOOR**  
APPROX. FLOOR AREA  
361 SQ.FT.  
(33.54 SQ.M.)



**FIRST FLOOR**  
APPROX. FLOOR AREA  
387 SQ.FT.  
(35.91 SQ.M.)



**SECOND FLOOR**  
APPROX. FLOOR AREA  
184 SQ.FT.  
(17.11 SQ.M.)

**TOTAL APPROX. FLOOR AREA 932 SQ.FT. (86.56 SQ.M.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan 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.

Zome Media ©2025