

**Bonnington Rd, Bilsington**  
**Offers in the region of: Guide**  
**Price £250,000**



**HUNTERS®**  
HERE TO GET *you* THERE



# ***A charming, 3 bedroom-semi detached cottage style home, in a country-side setting."***



Welcome to Cosway Cottage, a delightful semi-detached home nestled in the picturesque village of Bilsington,. This charming three-bedroom cottage is beautifully presented and offers a perfect blend of comfort and countryside living.

Set on a lovely corner plot, the property boasts well-maintained front and rear gardens, providing a serene outdoor space to enjoy the stunning views of the surrounding farmland. The ground floor features a choice of reception rooms, including a country-style kitchen that is both functional and inviting. A separate utility room adds convenience, while a downstairs toilet enhances practicality for family living. The separate dining room, with its patio doors, seamlessly connects to the beautifully landscaped garden, making it an ideal space for entertaining or enjoying family meals. The family lounge is position in the heart of the home, offering a charming picture window allowing you to gaze into the charming, long rear garden and beyond into farmland.



Upstairs, you will find three generously sized bedrooms, each offering a glimpse of the rolling countryside that envelops the home. A family bathroom serves all bedrooms, ensuring comfort and accessibility for everyone. Both bedrooms 1 & 2 offer in-built storage cupboards, offering essential storage to deal with all that comes with family life.

The garden is somewhat of a mini-paradise in our opinion. With hidden sections, tucked away by the smart yet sympathetic planting by the current owners. There's an array of different bushes, plants and trees that line the boundary, with a vast section laid to lawn. There's a pretty patio area at the start of the garden, a quiet place, to perch and sip the morning coffee, a tranquil summer house is found at the rear of the garden, perfectly positioned to watch the world go by, with a drink in hand! It's a truly special plot that needs to be seen, to be fully appreciated.



Bilsington is a quaint and charming village, complete with a local pub, and is conveniently located just 1.5 miles from Aldington, where you will find a post office and general store, as well as various green-field walks to explore. For those seeking coastal adventures, the beautiful beaches of Dymchurch and Hythe are just a short drive away, while the historic towns of Tenterden and Rye are also within easy reach. This property is not just a home; it is a lifestyle choice, offering the perfect retreat in a tranquil setting. This property is ideal for families or anyone looking to embrace the beauty of rural living while remaining connected to local amenities and attractions. Don't miss the opportunity to make this charming cottage your own.





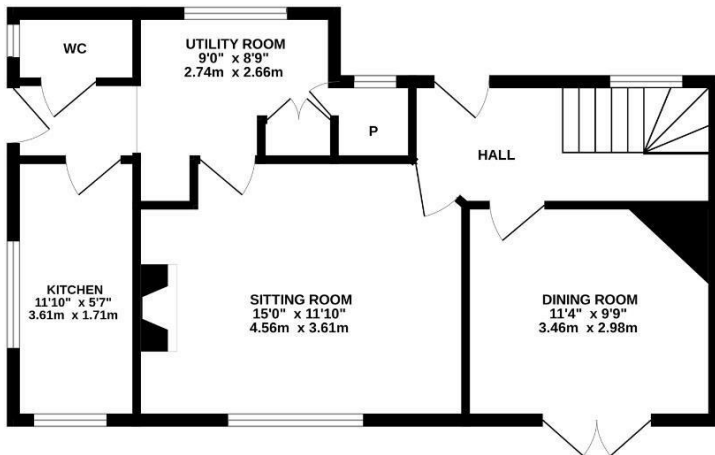




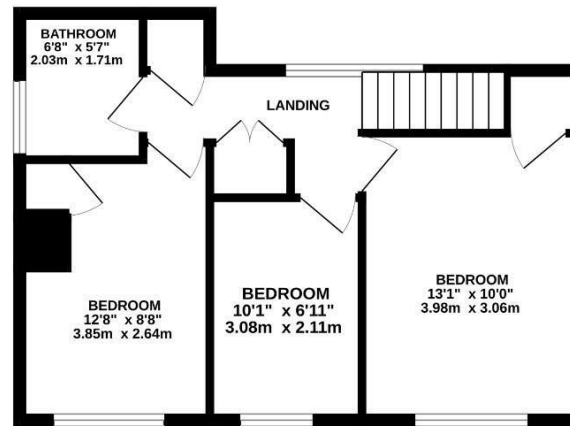
## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

GROUND FLOOR



1ST FLOOR



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.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		79
(55-68) <b>D</b>		
(39-54) <b>E</b>	49	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

**Viewings** Please contact [ashford@hunters.com](mailto:ashford@hunters.com), if you wish to arrange a viewing appointment for this property or require further information. **Valuations** For a valuation of your property, please email the team with your property details, contact information and the times you are available.



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