

HAWKHURST

KENT



Conghurst Lane Hawkhurst Kent TN18 4RJ

With origins believed to date back to the 1600's, this twin kiln oast and three stone barns were converted in the 1980's. Located on a country lane on the outskirts of Hawkhurst the oast enjoys views over the surrounding countryside.

The property forms a U-shape with flower and shrub borders edging the drive which leads to the double garage. The gardens of just under one acre, are laid predominantly to lawn with mature trees, flower and shrub beds. Stone paths lead around the garden. A stone terrace hosts a heated swimming pool and pool house. There are two greenhouses and a garden shed bordering a vegetable garden. There is also a pond.

- Oast and Barn Conversion
- Split Level Drawing Room
- Dining Room and Study
- Kitchen/Breakfast Room
- Conservatory
- Galleried Landing with Sitting Area
- Master Bedroom
- Three Further Roundel Bedrooms
- Three Family Bathrooms
- Gardens of Just Under One Acre
- Double Garage and Off Road Parking
- Cranbrook School Catchment Area

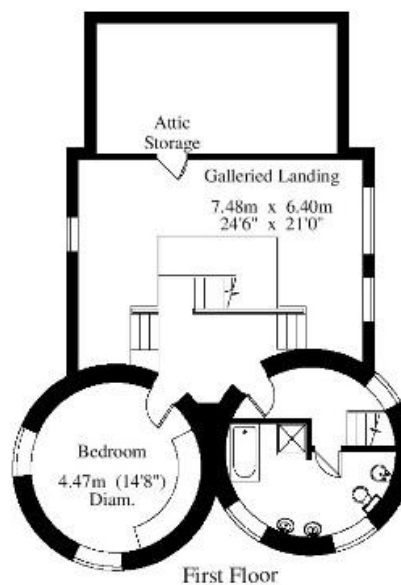








Gross Internal Area : 320.1 sq.m (3445 sq.ft.)



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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
100-91 kWh	A		100-91 g/kWh	A	
90-81 kWh	B		90-81 g/kWh	B	
80-71 kWh	C		80-71 g/kWh	C	
70-61 kWh	D		70-61 g/kWh	D	
60-51 kWh	E		60-51 g/kWh	E	
50-41 kWh	F	50	50-41 g/kWh	F	46
40-31 kWh	G	50	40-31 g/kWh	G	46
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

SERVICES

Mains electricity and water. Private drainage. LPG for the fire. Oil fired central heating.

Tunbridge Wells Borough Council - Council Tax Band G



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