

SANDHURST

KENT



Back Road Sandhurst Kent TN18 5JT

Situated in a tucked away position in the sought after village of Sandhurst; the gravel path leading to the front door provides the quintessential picture of an English cottage.

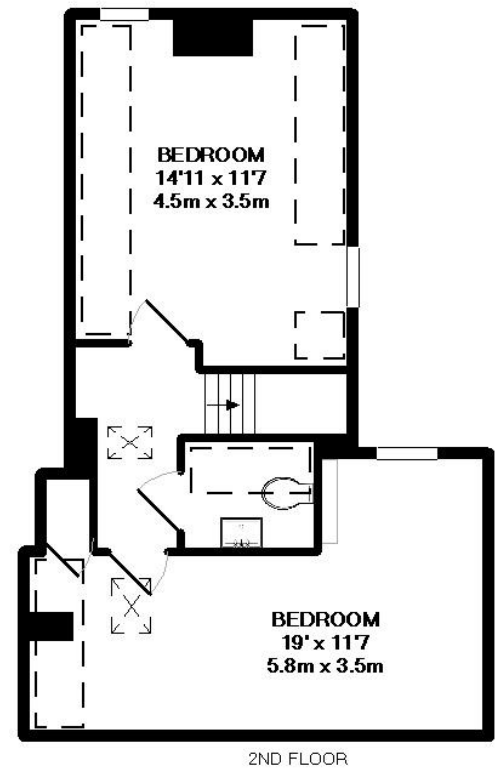
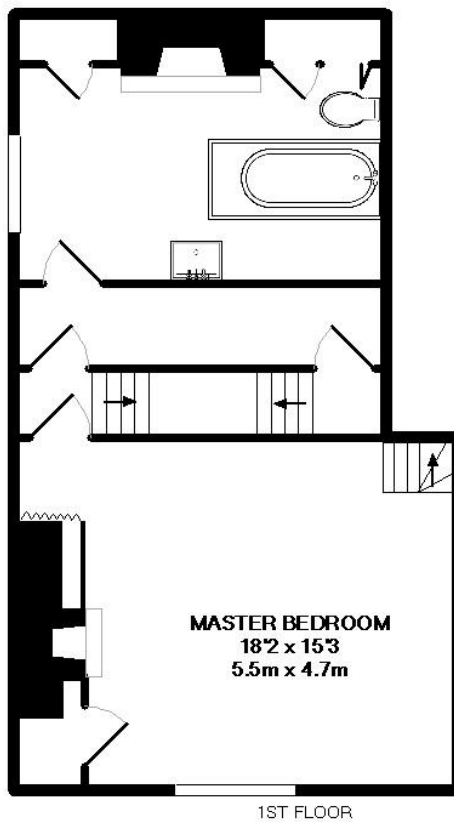
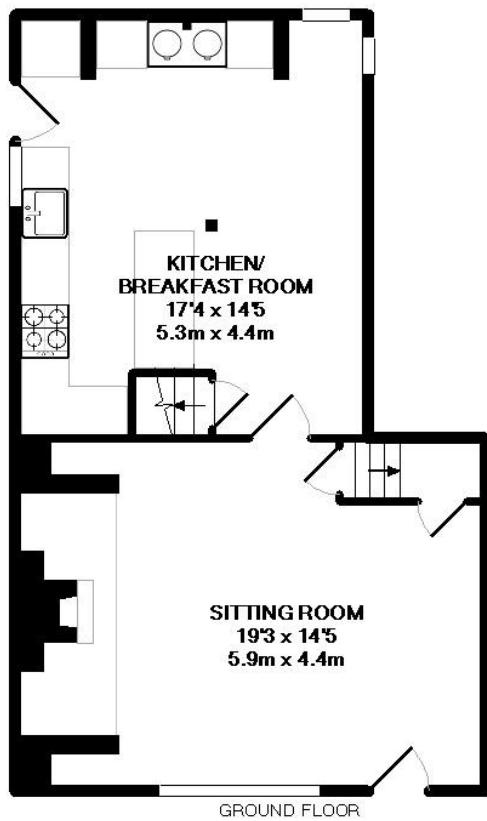
The gardens to the front are laid to lawn bordered with mature shrub beds, the gravel path leads to a brick terrace. To the rear of the property there is a pretty enclosed cottage garden again laid to lawn with well stock flower and shrub beds.

- Stunning Grade II Listed Cottage
- Period Features Throughout
- Presented in Immaculate Order
- Sitting Room with Inglenook
- Kitchen/Breakfast Room
- Master Bedroom
- Spacious Family Bathroom
- Two Second Floor Double Bedrooms
- Second Floor W.C.
- Delightful Gardens
- Walking Distance to Village Centre
- Cranbrook School Catchment Area









TOTAL APPROX. INTERNAL FLOOR AREA 1271.2SQ.FT. (118.1SQ.M)

(not to scale - for layout purposes only)

(please note that the fixtures and fittings are not necessarily included in the sale)

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

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SERVICES

Mains electricity, gas, water and drainage.

Tunbridge Wells Borough Council - Council Tax Band C

Please note that it should not be assumed that any fixtures and fittings are automatically included within the sale of this property.



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