

1 Albion Close, Hadlow, Tonbridge, TN11 0DR.

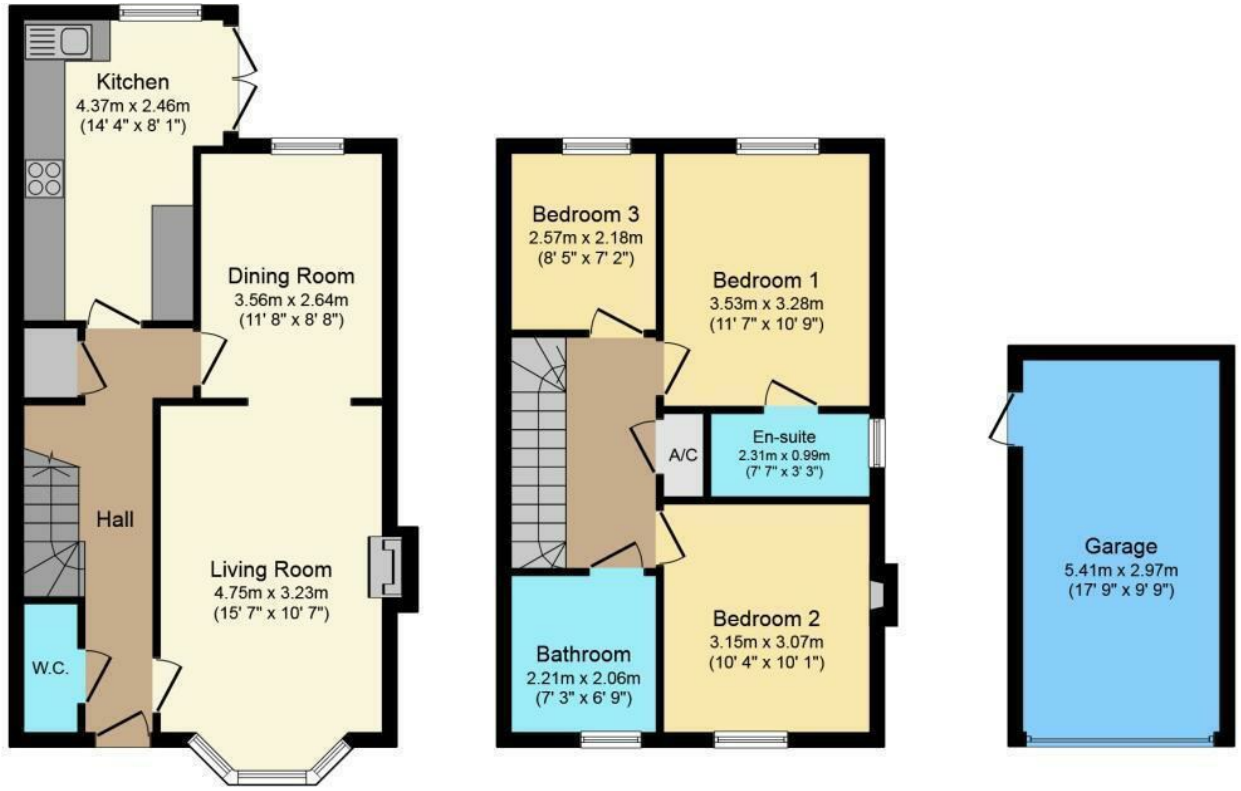
Guide Price £500,000-

Jack Charles
Estate Agents

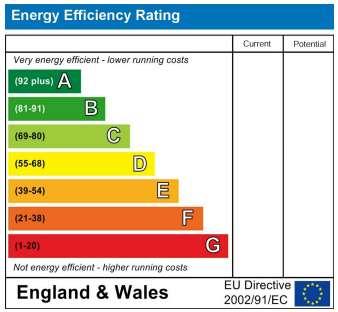
Sales & Lettings

- Semi Detached House
- Three Bedrooms
- Lounge
- Dining Room
- Kitchen/Breakfast Room
- Ensuite & Family Bathroom
- Garden
- Parking & Garage
- Village Centre Location

FLOORPLAN: Dimensions are maximum unless stated – subject to copyright this plan is intended as a guide to layout only and must not be relied upon for any other purpose.



Total floor area 111.0 sq. m. (1,195 sq. ft.) approx



Whilst every attempt has been made to ensure the accuracy of this floor plan, all measurements are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Specifically no guarantee is given on the total square footage of the property if shown on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.
Plan produced for Purple Bricks. Powered by PropertyBOX

Important Notice:
These property details are intended to give a fair description and give guidance to prospective Purchasers/Tenants. They do not constitute an offer or contract of Sale/Tenancy and all measurements are approximate. While every care has been taken in the preparation of these details neither Jack Charles Property Services Ltd nor the Vendor/Landlord accept any liability for any statement contained herein. Jack Charles Property Services Ltd has not tested any services, appliances, equipment or facilities, and nothing in these details should be deemed to be a statement that they are in good working order or that the property is in good structural condition or otherwise. We advise all applicants to commission the appropriate investigations before Exchange of Contracts/entering into a Tenancy Agreement. It should not be assumed that any contents/furnishing, furniture etc. photographed are included in the Sale/Tenancy, nor that the property remains as displayed in the photographs. No person in the employment of Jack Charles Property Service Ltd has authority to make or give any representation or warranty whatever in relation to this property.

To Be Sold

Guide Price £500,000 - £520,000 Jack Charles are delighted to offer this attractive three bedroom bay fronted semi detached family home, built in 2003 to a high specification and tucked away in a private cul de sac of just a handful of homes in the popular village of Hadlow.

Ideally positioned within walking distance of local shops and the primary school, the property is also well served by school buses to the Grammar schools, making it perfectly suited to family living.

The house offers excellent kerb appeal, with a bay window and canopied entrance. To the side, there is a garage, along with driveway parking for two cars.

Internally, a bright entrance hall with solid wood parquet flooring leads into a spacious living area, featuring a fireplace and large windows that flood the room with natural light. The layout has been opened up to create a fantastic sociable space, ideal for entertaining. The kitchen is new and well proportioned, with ample storage and space for a breakfast table.

Upstairs, there are three well proportioned bedrooms, en suite and a family bathroom.

Outside, the secluded rear garden is part walled, along with side access and a door into the garage. Viewings are recommended.

Hadlow

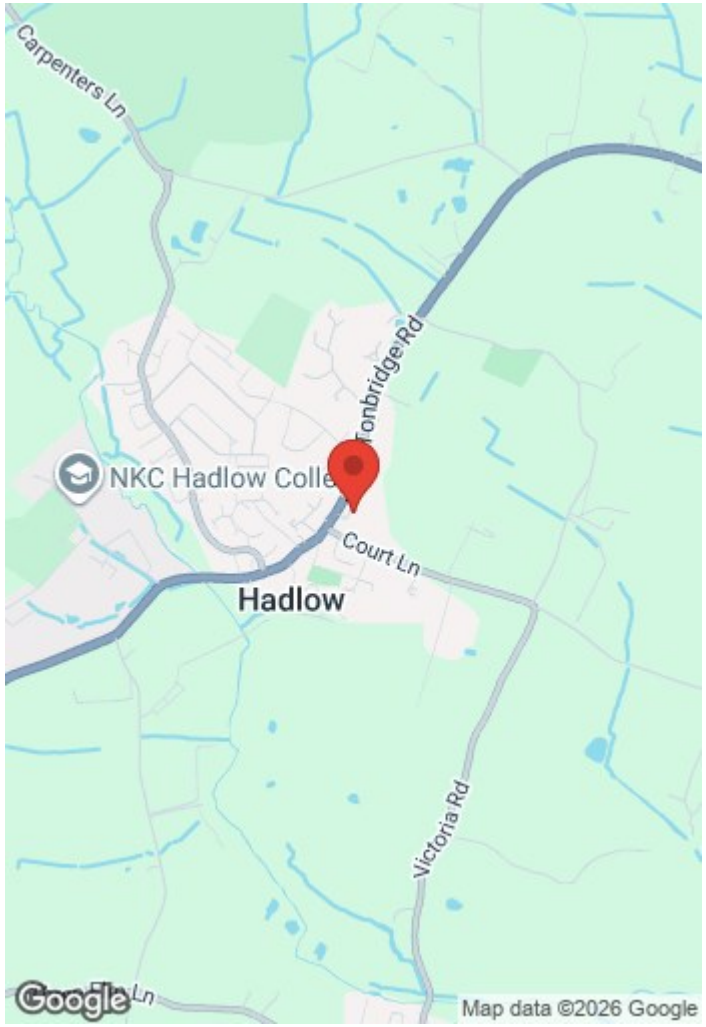
Hadlow is a quaint village on the outskirts of Tonbridge offering good local facilities within a short walk of the property including a post office/convenience store, grocers/off-licence, hair dressers, pharmacy, village bakers, medical centre and primary school.

Tonbridge High Street and industrial estate is only 4 miles away with a handy bus route linking the two. Sevenoaks, West Malling and Maidstone are also within about a 25 minute drive or less. There are supermarkets in Tonbridge and Kings Hill. Bluewater is only about 22 miles to the North.

Tonbridge or Hildenborough stations have fast and frequent services to London Charring Cross or Cannon Street (Tonbridge to London Bridge from 32 minutes). West Malling station has services to London Victoria in about an hour.

There are several primary schools in Hadlow and the surrounding villages. Tonbridge, Tunbridge Wells and Maidstone all have grammar schools. Tonbridge also has a highly regarded public school for boys and two popular preparatory schools.

Road connections are good with access to the M20 and M26 only about 7/8 miles to the North, thereby connecting to the M25, international ports and airports.

















Jack Charles

Estate Agents

Sales & Lettings

6 London Road
Tunbridge Wells
Kent TN1 1DQ
Tel: (01892) 621 721

191 High Street
Tonbridge
Kent TN9 1BX
Tel: (01732) 75 75 80

30 London Road
Sevenoaks
Kent TN13 1AP
Tel: (01732) 678 678

E-mail: info@jackcharles.co.uk
www.jackcharles.co.uk







