



**The Farmhouse,
Park Farm
Tudeley
Tonbridge
Kent
TN11 0NL**

- BEAUTIFUL PERIOD DETACHED HOUSE
- FOUR BEDROOMS
- THREE RECEPTION ROOMS
- GRADE II LISTED
- RURAL HAMLET LOCATION
- EN SUITE TO MASTER
- LOVELY WRAP AROUND GARDEN
- APPROX 2.5 MILES TO MLS
- VIEWING RECOMMENDED

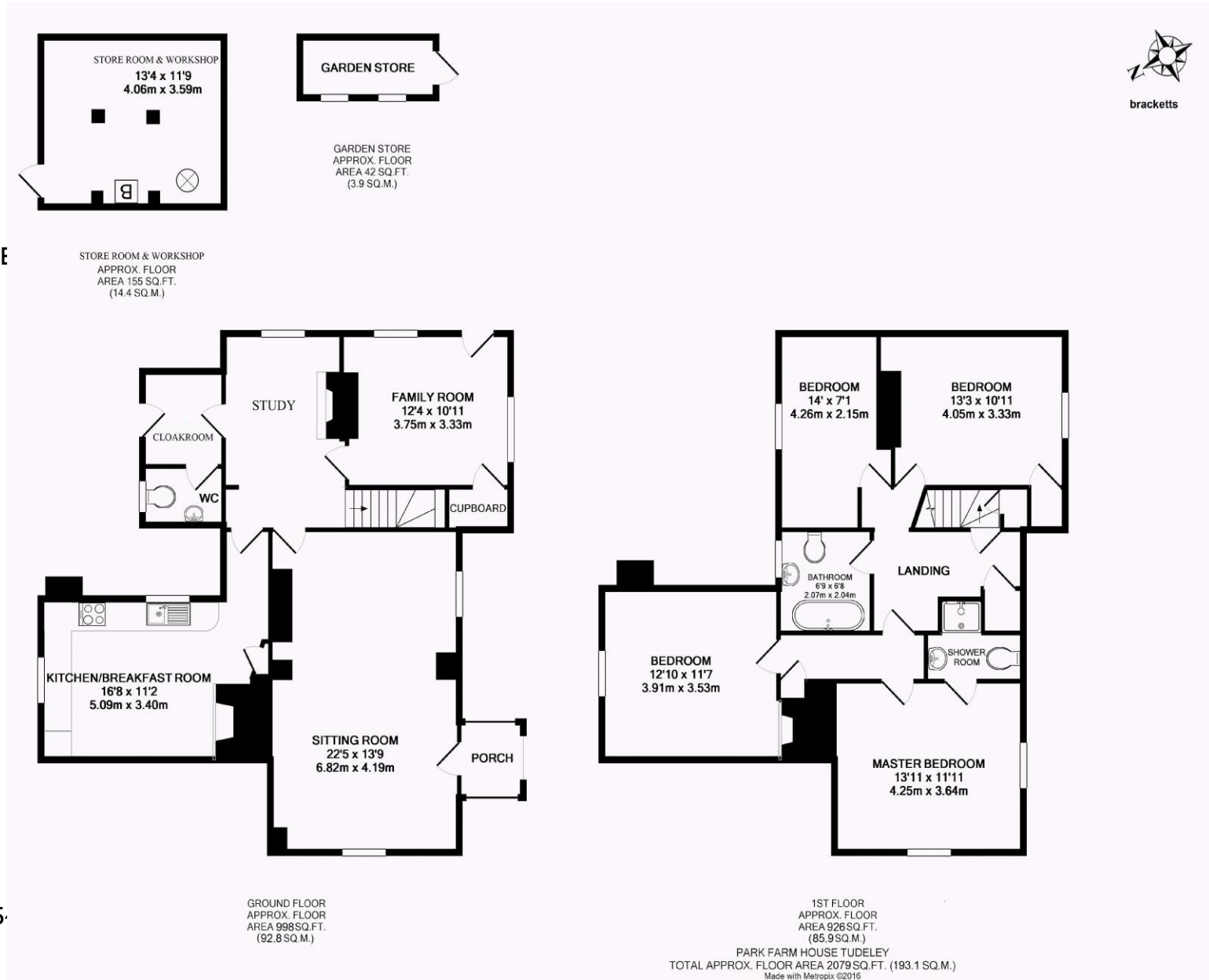
**Guide Price £900,000
Freehold**



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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.



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SITUATION

Tudeley is a small, quiet hamlet situated just outside Tonbridge. The local church has an international reputation for its beautiful stained glass windows all designed by the artist, Marc Chagall. Tonbridge itself is a thriving market town that has developed over the centuries. It boasts a fine example of a 'Motte and Bailey' Norman castle built in the 13th century, set on the banks of the river Medway with the castle grounds abutting Tonbridge Park offering covered/open air swimming pool, tennis courts, children's play areas, miniature railway, putting etc. Tonbridge town offers an excellent range of retail and leisure activities with many High Street stores and a full complement of banks and building societies, together with a selection of coffee shops, restaurants and local inns. The mainline station provides fast commuter links into London (Cannon Street/London Bridge/Charing Cross in approximately 40 minutes) with road links to the M20 & M25 motorways via the nearby A26 and A21. Tonbridge offers first-rate primary and secondary schools (including Grammars and Public Schools) many of which consistently do well in the league tables. There are many places of historical interest in the surrounding areas including Penshurst Place and Gardens, Hever Castle, Knole House and Chartwell (once home to Winston Churchill).

TO BE SOLD

Bracketts are delighted to offer for sale this stunning period family home set within the pretty hamlet of Tudley approached by a peaceful private country lane. Park Farm is found in a delightful rural spot with far reaching views. This detached house is believed to date back to circa 1830 and is grade II listed with a wealth of character both inside and outside. Comprising of an open entrance porch with original door leading to the sitting room, family room, reception hall, utility room and kitchen breakfast room. To the first floor there is a master bedroom with en suite shower room, three further bedrooms and family bathroom. Throughout the property offers spacious and light accommodation with plenty of character, double aspect rooms and storage space. Outside the property has a large garden which wraps around the property, off road parking, a cellar and in an area of outstanding natural beauty. Viewing Recommended.

ENTRANCE

Entrance hall with separate utility room with low level WC

RECEPTION HALL

Parquet flooring, feature fireplace, stairs to first floor, access to all ground floor rooms.

SITTING ROOM

A large and well lit double aspect room with carpet as laid, radiators and door to second porch. Beautiful cast iron fireplace with wooden surround.

FAMILY ROOM

A cosy double aspect room with walk in cupboard, carpet as laid and wooden door to rear garden.

KITCHEN BREAKFAST ROOM

The kitchen breakfast room is a great space for entertaining and dining, with a country cottage style kitchen. There are a range of wall and base units with ample work surface over, space for full size dishwasher, fridge freezer and range style oven.

FIRST FLOOR

Stairs leading to first floor landing with storage cupboards and access to loft space.

MASTER BEDROOM

The master bedroom is a lovely large double aspect room with far reaching countryside views.

EN SUITE

Three piece suite comprising of low level WC, wash hand basin and enclosed shower cubicle.

BEDROOM TWO

Good sized double room with far reaching views.

BEDROOM THREE

Double room with built in wardrobe.

BEDROOM FOUR

Single bedroom currently used as a study and guest room.

FAMILY BATHROOM

Well presented three piece suite comprising WC, freestanding bath and wash hand basin.

OUTSIDE

To the front of the property there is a shingle driveway for two or three cars, side and rear garden with well established shrub, flower and tree borders, grass areas, brick built storage room, access to cellar for storage.

VIEWING

By appointment with Bracketts only 01732 350503.



