



## Alders Road

Capel TN12 6ST

Offers Over £500,000



COUNTRY HOMES

## Capel TN12 6ST

OFFERED FOR SALE CHAIN FREE - CHARACTER COTTAGE WITH A RURAL FEEL IN AN ACCESSIBLE POSITION.

Situated in a semi rural position located in the ever popular hamlet of Capel, is this well presented period property. This home has truly been loved by the current owners and perfectly fuses period features with the needs of modern family life. As you can see from the floorplan the property is versatile and spacious and there is still further potential subject to gaining the usual consents.

As you enter the property, you will find spacious living accommodation including dining room, kitchen/diner, separate utility room, shower room, study/fourth bedroom and sitting room with feature fire place. Upstairs there are three good sized bedrooms and family bathroom.

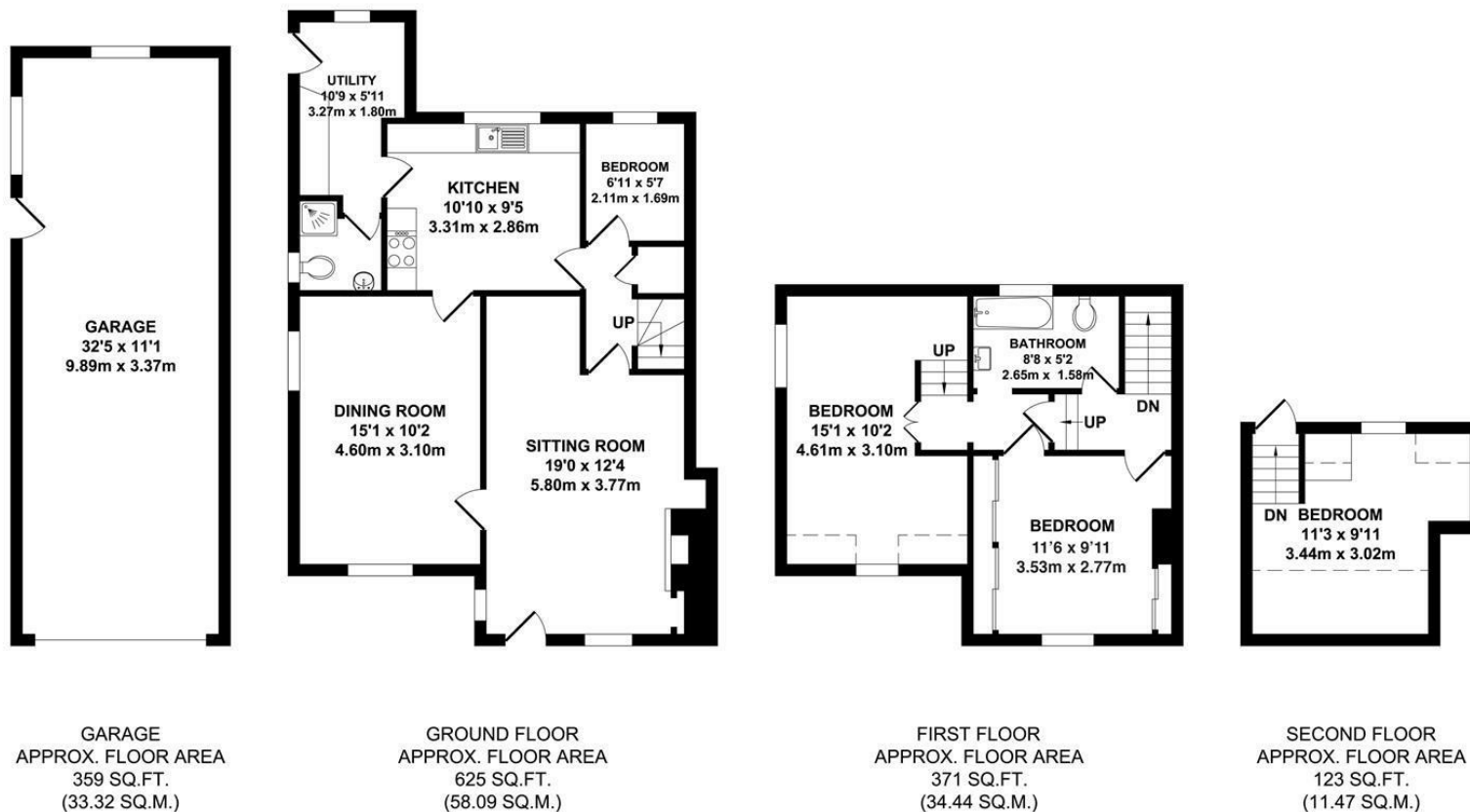
As you can see from the photos, the beautiful lawned garden wraps around the property and has been carefully tended by the current owners. There is also the added benefit of a double length garage and a separate vegetable plot to the rear, for those that want to truly live the country life.

Only a short drive from Tonbridge where a main line station can be found with up to 10 trains per hour up to London, and links to London Charing Cross and London bridge. The property is also situated within the catchment area of multiple, highly regarded grammar schools including The Judd School, Tonbridge Grammar School and Tunbridge Wells Grammar.

With simply too many individual features to list viewing is highly encouraged to fully appreciate this fine example of a character property.

- Stunning attached cottage
- 3 bedrooms
- Separate utility room
- 2 bathrooms
- Study
- Full of character
- Sought after village location
- Rural views
- Double Garage & Off road parking
- Allotment behind garage

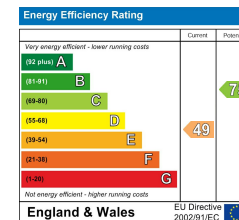




**TOTAL APPROX. FLOOR AREA 1478 SQ.FT. (137.32 SQ.M.)**

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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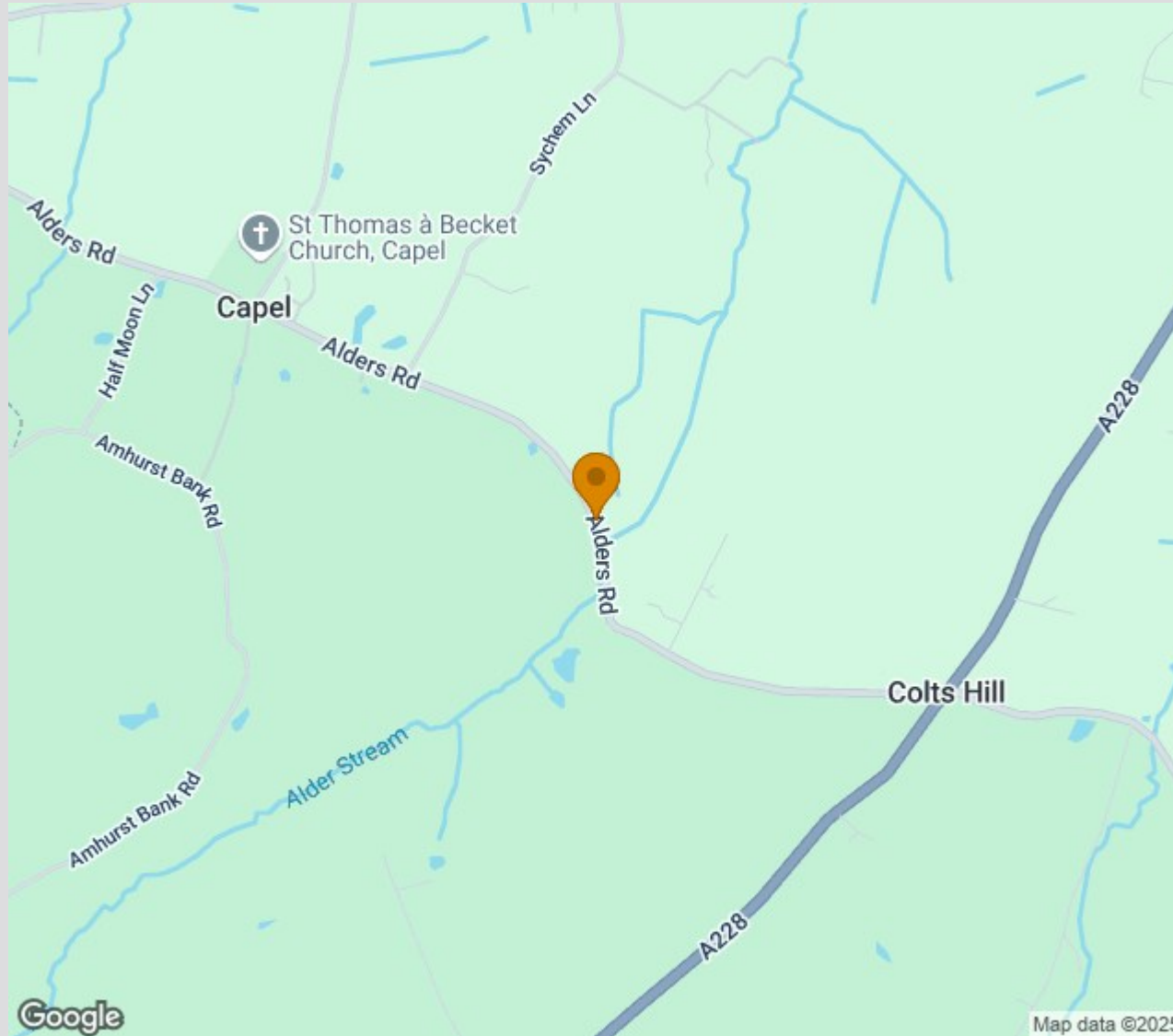




## Location Map

Tenure: Freehold

Council tax band: C



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