



## Churn Lane

Horsmonden TN12 8HW

Guide Price £750,000



COUNTRY HOMES



## Horsmonden TN12 8HW

SOUGHT AFTER RURAL LOCATION WITH LARGE GARDEN AND BEAUTIFUL VIEWS OVER THE KENT COUNTRYSIDE.

Situated in a semi rural position on the outskirts of the ever popular Horsmonden village is this immaculately presented period semi detached property. This delightful home 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 to extend and upgrade, subject to gaining the usual consents.

The property boasts spacious living accommodation downstairs including formal dining room, kitchen/diner and large double reception room with feature fire place and windows to the front, side and rear, all overlooking the garden. Further features include a cloakroom and utility.

The property offers four good size bedrooms, family bathroom plus an additional shower room.

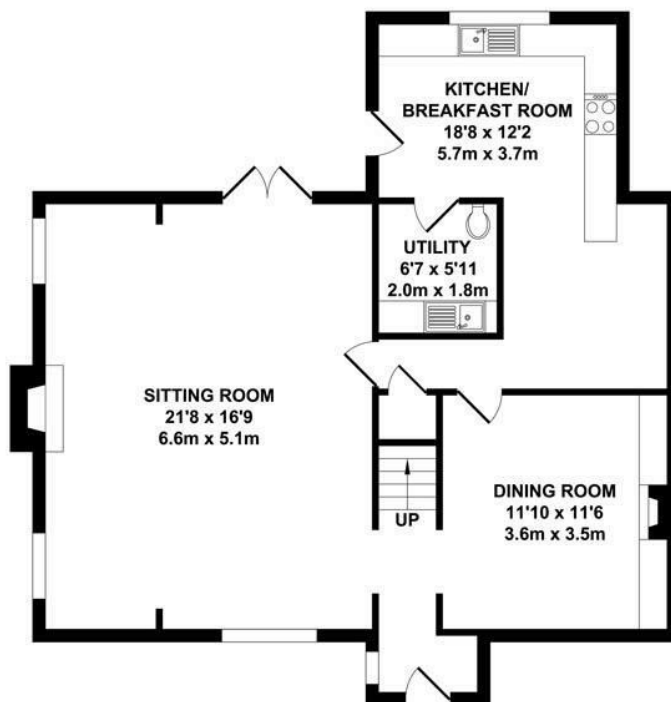
The beautiful lawned garden wraps around the property and is approximately half of an acre. Surrounded by farmers' fields, the garden offers privacy and a stunning outlook. To the front of the property there is a large driveway which is entered via private gates with garage and car port.

The property is situated just a short drive from both Paddock Wood and Horsmonden. Paddock Wood offers a wide variety of shopping and leisure facilities. For those that require transport links into the Capital, there is a mainline station to London Charing Cross, Waterloo East & London Bridge while Horsmonden offers a pharmacy, hairdressers, pub/restaurant, village hall, social club, tennis and cricket clubs, doctors surgery and bus service. The larger towns of Tonbridge and Tunbridge Wells offer further shopping and leisure facilities.

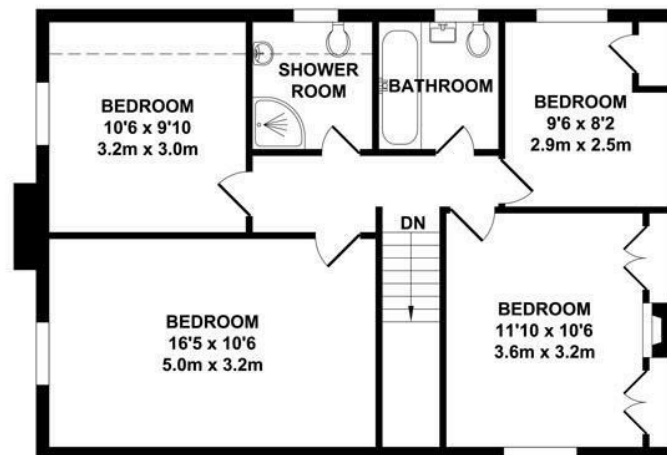
Early viewing is highly encouraged to fully appreciate this fine example of a character property.

- Desirable rural location
- 4 bedroom character cottage
- Kitchen/diner
- Large sitting room
- Dining room
- Family bathroom & shower room
- Cloakroom & utility
- Double garage
- Large garden with rural views
- Early viewing highly encouraged





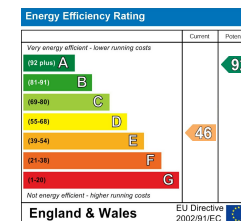
GROUND FLOOR  
APPROX. FLOOR AREA  
825 SQ. FT.  
(76.61 SQ. M)



FIRST FLOOR  
APPROX. FLOOR AREA  
696 SQ. FT.  
(64.64 SQ. M)

TOTAL APPROX. FLOOR AREA 1520 SQ.FT. (141.25 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 misstatement. 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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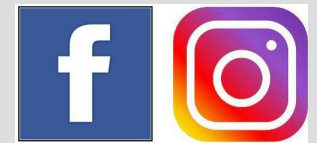
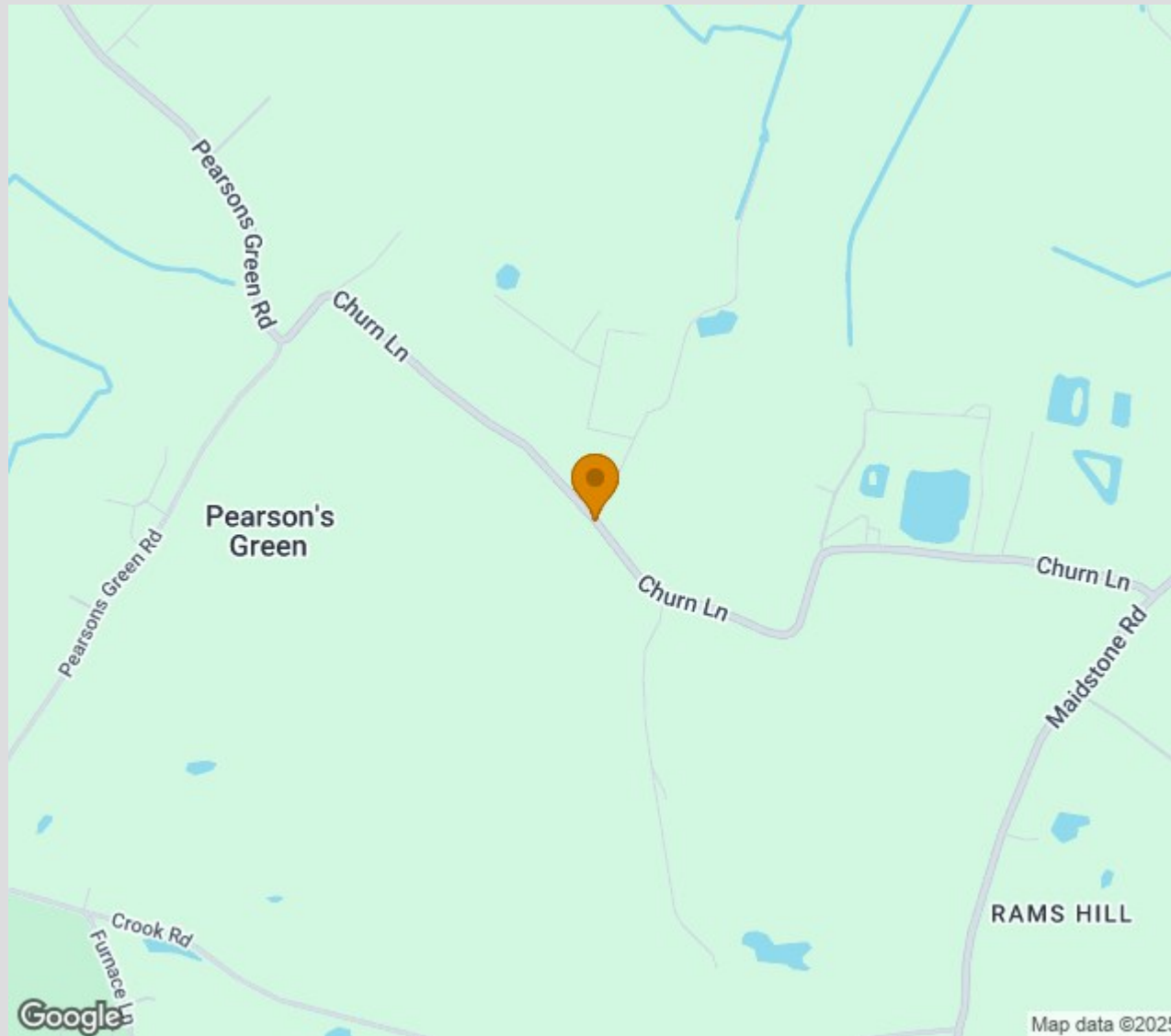




## Location Map

Tenure: Freehold

Council tax band: E



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**TO VIEW CONTACT:**

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**www.khp.me**

**rightmove** 