



Ibbett Mosely

Kinnings Row, Tonbridge TN9 1DY  
Price £295,000



## Kinnings Row, Tonbridge, TN9 1DY

**Buy to let Investment as previously let out for £975 PCM with this well presented 2 bedroom mews style ground floor apartment in a tucked away position situated in the historic heart of Tonbridge, close to the High Street, mainline station, and local amenities. Vacant possession.**

- SITTING ROOM
- BATHROOM
- CONVENIENT FOR THE TOWN
- NO FORWARD CHAIN
- KITCHEN
- GAS CENTRAL HEATING
- TUCKED AWAY POSITION
- TWO BEDROOMS
- ALLOCATED PARKING SPACE
- VACANT POSSESSION

Well presented mews style ground floor 2 bedroom apartment in a tucked away position situated in the historic heart of Tonbridge, close to the High Street, mainline station, and local amenities.

### Description

Well presented mews style ground floor TWO BEDROOM apartment situated in the historic heart of Tonbridge, close to the High Street, mainline station, and local amenities. The property has the benefit of an **PARKING SPACE** in such a central location. The accommodation itself comprises fitted kitchen, which leads through to a sitting room/dining room where there are two double bedrooms and a family bathroom. Overlooking Tonbridge Parish church to the rear Outside there is a sheltered paved courtyard area, with access to parking space. **VACANT POSSESSION**

### Kitchen

Fully fitted with a range of wall and floor cupboards, work surfaces, oven, hob and extractor hood, refrigerator, single sink with mixer tap/draining board, gas fired central heating boiler, vinyl flooring

### Sitting Room

Selection of power points, TV/ telephone point, radiator, fitted carpet

### Bathroom

With a matching white suite, panelled bath with mixer tap and shower attachment overhead, curtain rail, tiled surround, pedestal wash hand basin, low level w.c, radiator, extractor fan shaver point, vinyl style flooring

### Bedroom One

With views to the rear, radiator, electric sockets, fully carpeted.

### Bedroom Two

With views to the rear, electric sockets, radiator, fully carpeted

### Outside

The property has the benefit of an allocated Single Car Parking Space. There is

additional parking in a Public Car Park very close by if required.

Flood risk very low (<0.1 %)

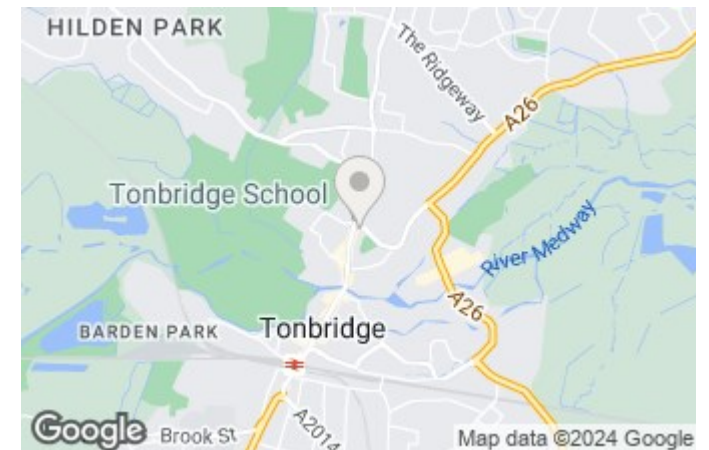
30 + MBPS Fibre available

South East Water

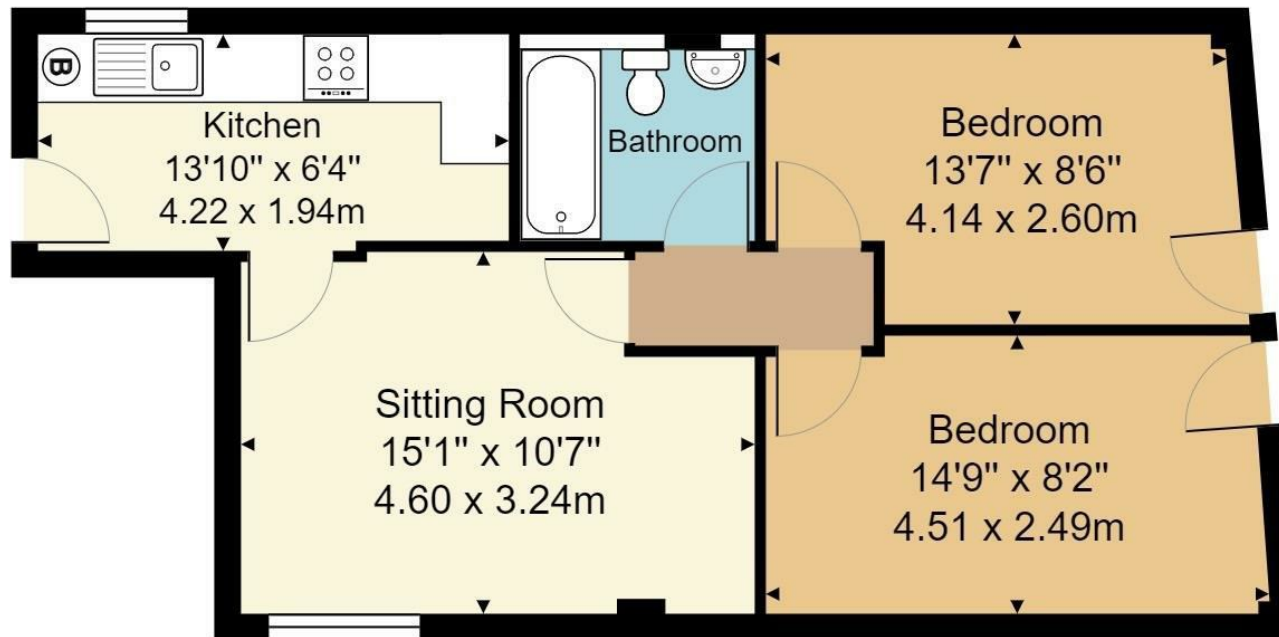
We are advised that the new owner will purchase a share of the freehold via a management company and details will follow shortly  
Maintenance TBV

### Directions

Towards the Northern end of Tonbridge High Street, passing this office on the right-hand side, turn right into Bordyke and then immediately right into Kinnings Row where Lawsons Mews will be found at the end of an unmade road running at the rear of business premises.







Approx. Gross Internal Area 542 ft<sup>2</sup> ... 50.3 m<sup>2</sup>

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 or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

**Ibbett Mosely**

**Tonbridge 01732 351323**

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