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 **KMJProperty**
Your local independent Estate Agent

Upper Street, Rusthall, Tunbridge Wells

Offers In Region Of £685,000

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Offers in the Region of - £685,000 - £700,000

Nestled in the magical setting of the Denny Bottom area in the village of Rusthall located at the end of a winding pathway is this stunning, 4 bedroom home.

As you step into the property, you are greeted by a practical cloakroom, ideal for storing shoes and coats.

From there, you enter the spacious dining room, perfect for hosting family meals and gatherings. Adjacent to the dining room is the kitchen which features integrated appliances and sleek worktops for a stylish yet functional cooking space. A utility room provides additional convenience and downstairs bathroom.

Continuing through the ground floor, you'll find a comfortable sitting room, perfect for relaxing. This leads into a bright family room, offering an inviting space for socialising or unwinding.

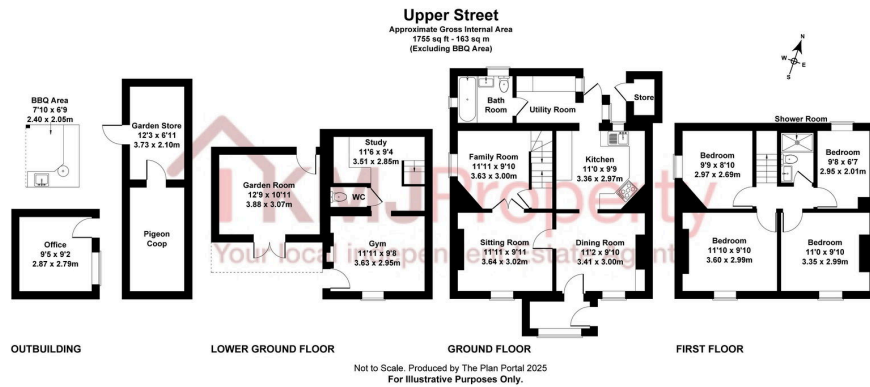
Upstairs, the first floor boasts four well-proportioned bedrooms and a stylish family bathroom featuring shower, WC and wash basin.

On the lower ground floor, you'll find a study, gym and garden room . These versatile areas can be converted into additional work-from-home spaces, catering to modern lifestyle needs. The garden room provides a peaceful retreat and a seamless connection to the outdoor area.

Outside, the property features a garden office, perfect for remote working. The BBQ area, complete with a fitted fridge/freezer and a butler sink, is ideal for entertaining. There is also a decking area, creating the perfect spot for alfresco dining. The large lawn offers plenty of room for relaxation and outdoor activities.

Rusthall Village offers a vast variety of amenities, including a local independent hardware store, a bakery, butchers, chemist, library and convenience store. Tunbridge Wells Town Centre is within a short 5 minute drive away, and there is also a bus that runs to the town every 15 minutes from the village. Tunbridge Wells boasts an array of fantastic restaurants, bars and cafes as well as a number of shops. The mainline station is just a 1.6 mile journey away (7 minute drive).





- Semi Detached
- 4 Bedrooms
- Work from Home Space
- Outdoor BBQ
- EPC: D
- Sought After Location
- 2 bathrooms
- Home Gym
- Decking
- Council Tax Band: C

