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Peter Oliver



Culverden Down, Tunbridge Wells, TN4 9SN

- ▼ Extended Detached Home
- ▼ Popular Residential Area
- ▼ High-End Finish
- ▼ Stunning Feature Kitchen
- ▼ Close To Mainline Station
- ▼ Beautiful Main Suite



**EPC RATING**

Current: | Potential:  
EPC Awaited

**£1,250,000**



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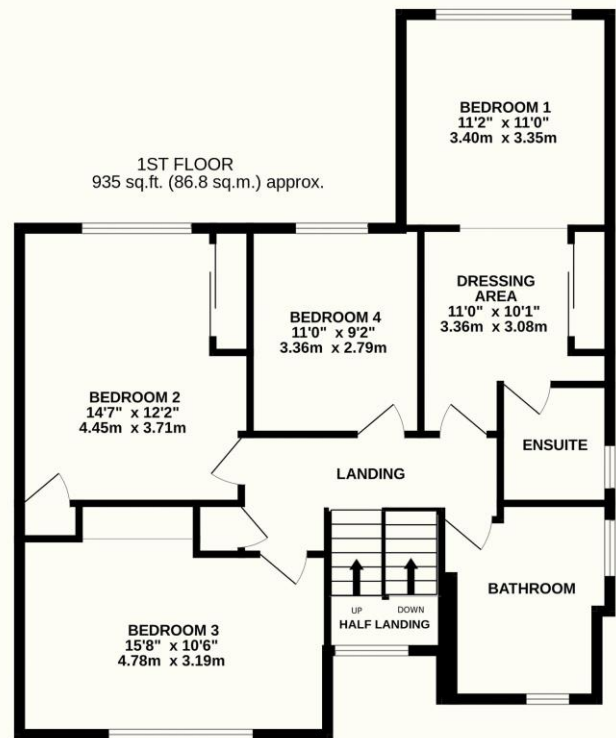
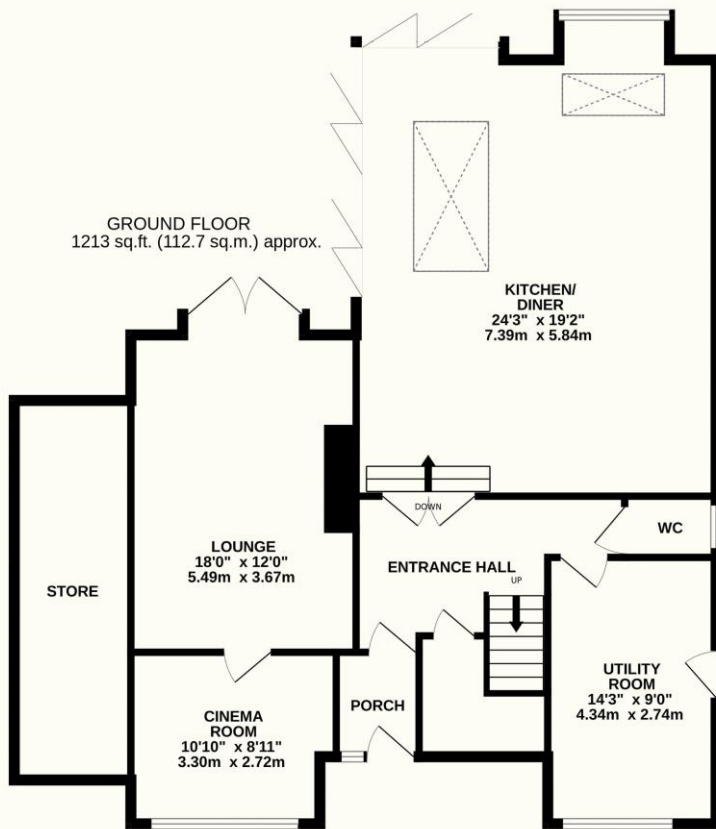
One of the most beautifully renovated houses you are likely to see in one of the most convenient positions within the vibrant town of Royal Tunbridge Wells. The property bursts with modern style and contemporary features from room to room. The current owners have made this family home into something special. The kitchen/diner overlooking the rear garden has to take most of the plaudits with it being extended and redone completely in 2022 accompanied with gas underfloor heating underneath the porcelain indoor tiles. This is a room you will be able to see yourselves spending most of your time in and an amazing space to entertain family and friends. There are some really tasteful features in this room such as a Quooker boiling tap, induction hob, double oven and many more. There has also been an extension to the first floor which has created a stunning family bathroom. The bathrooms were all fitted again in 2022 with honed marble tiles on show in the main and in general just some lovely designs. Now on the ground floor you have a sitting room with a woodburning stove, a useful utility room and a study which is hidden off of the lounge and something you have to see to fully appreciate. The first floor has four generous bedrooms with the master having an en-suite shower room and dressing area. All rooms have been modernised and styled to an extremely high standard. The rear garden has plenty to offer along with newly fitted hardwood decking areas and a patio overlooking the lawn. The front has a driveway for the off road parking. One of the main attractions will be the location as you are situated in the highly sought after Culverden area of Tunbridge Wells, approximately 1.2 miles from the town centre with its restaurants, and a wide array of shops and boutiques. There are some fantastic options within close proximity as at the end of the road you have the ever popular St Johns Yard amongst others. You are also just over a mile away from the mainline station which has links to Victoria, London Bridge and Charing Cross. The property is also ideally situated for access to Rose Hill Preparatory School as well as the numerous primary and secondary schools in the vicinity, including Bishops Down Primary, Skinners, Tunbridge Wells Grammer and Bennett Memorial.

Uckfield: 01825 703000  
Crowborough: 01892 489000  
Lettings: 01825 701030  
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**TOTAL FLOOR AREA : 2147 sq.ft. (199.5 sq.m.) approx.**

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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**TENURE: FREEHOLD**

**COUNCIL TAX BAND: G**

**MAINTENANCE/SERVICE CHARGE: N/A**

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