



14c Lower Green Road, Tunbridge Wells, TN4 8TE

Jack Charles

Guide Price £430,000 - £460,000

Jack Charles  
Estate Agents

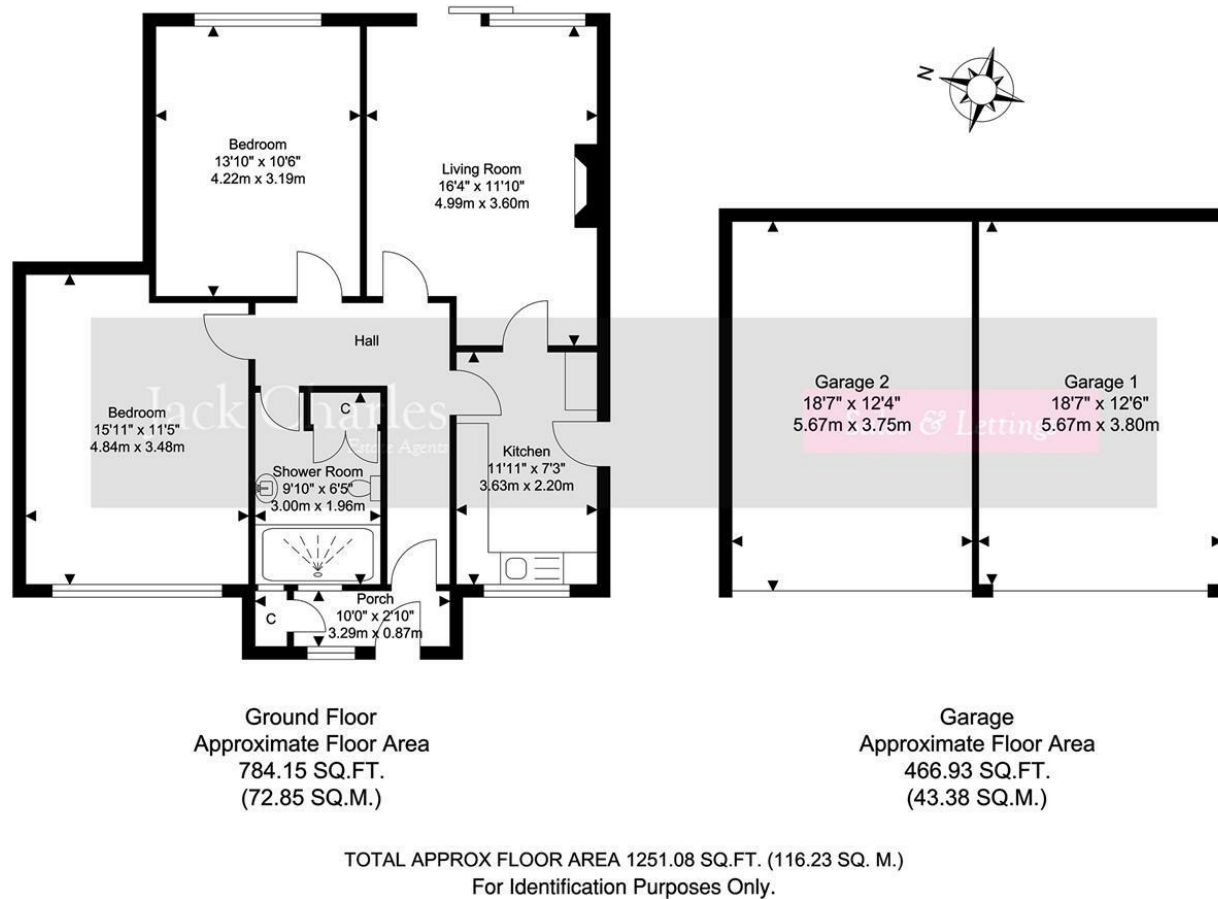
Sales & Lettings

- Guide Price £430,000 - £460,000
- Lounge / Dining room
- Parking

- Detached 2 Bedroom Bungalow
- Shower Room
- Tucked Away Position

- Kitchen
- Double Garage
- Low Maintenance Rear Garden

**FLOORPLAN:** Dimensions are maximum unless stated – subject to copyright this plan is intended as a guide to layout only and must not be relied upon for any other purpose.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>82</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>		<b>22</b>	
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>			EU Directive 2002/91/EC

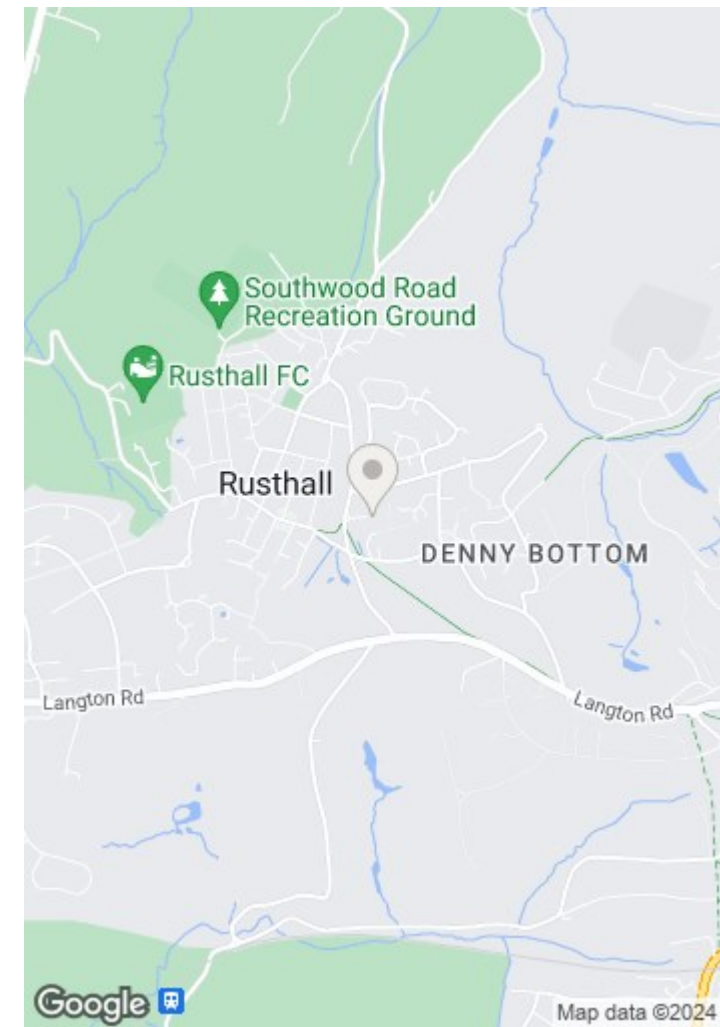
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## To Be Sold

Jack Charles are delighted to offer for sale this detached bungalow situated in a tucked away position close to Rusthall Common. The property has the benefit of a long drive way and gives access to two open garages. Internally the accommodation comprises from an entrance hall, living / dining room, kitchen, shower room and two bedrooms. Outside the garden is laid to artificial grass and is enclosed by panel fencing. Viewings are recommended.

## Location

The property is located in Rusthall village which has a good mix of independent retailers, a popular school and the pretty Rusthall Common. Nearby Tunbridge Wells itself has a far wider mix of social, retail and educational facilities including two theatres, multiple shopping opportunities at both North Farm Retail Park and the Royal Victoria Place Shopping Centre, alongside a host of independent retailers, restaurants and bars between the Pantiles and Mount Pleasant. Tunbridge Wells has two main line railway stations connecting to London and the south coast.





**Jack Charles**  
Estate Agents

**Sales & Lettings**

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