



The Nave, 78 High Street, Tonbridge, TN9 1EE

Prices from £195,000

Jack Charles  
*Estate Agents*

*Sales & Lettings*



The Nave, 78 High Street,  
Tonbridge, TN9 1EE

- Six Stunning Contemporary Apartments
- One & Two Bedrooms
- Contemporary Kitchens
- Herringbone Luxury Tiled Vinyl Flooring
- Balconies / Roof Terraces To Each Flat
- Contemporary Bathroom Suites
- Stylish Openplan Kitchen / Family Rooms
- Walking Distance To The Main Line Station
- EARLY RESERVATIONS AVAILABLE



Unit	Floor	Beds	M <sup>2</sup>	FT <sup>2</sup>	PRICE
1	1	1	54.3	584	£250,000
2	1	2	68.5	738	Reserved
3	2	1	53.9	581	£255,000
4	2	2	68.3	735	£305,000
5	3	1	39.1	421	£195,000
6	3	1	55.0	591	£295,000

## Specifications

### Kitchens

Modern kitchens, with fully integrated appliances, composite worktop, undermounted sink & tap, Herringbone luxury tiled flooring

### Bathrooms

Fully tiled to walls & floors, Modern fixtures & fittings, rainfall shower head with separate wall mounted handheld shower head, Wall hung Vanity unit & sink, mono basin mixer tap, Illuminated mirror cabinet with shaver point. Wall hung toilet with soft close seat, double glass screen panel, electric heated towel rail.

### Bedrooms

Built-in wardrobe with mirror section, soft close door fixings, 2 x hanging rails with fixed top shelf. Luxury carpet, TV point & beside sockets.

### Electrical

Low energy downlights with warm white lamp. Door entry system with Audio and video door entry monitor.

### Windows + Doors

Highly efficient triple glazed windows + French doors. High security Flat entrance doors.

### Heating + Ventilation

High efficiency electric boiler, indirect unvented cylinder, high efficiency mechanical ventilation with heat recovery, compact radiators.

### Warranty

10 year Advantage Home Construction Insurance (AHCI) structural Defects Warranty & Insurance for new builds

### Reservation Fee

There is a reservation fee of £1,000

#### Important Notice:

These property details are intended to give a fair description and give guidance to prospective Purchasers/Tenants. They do not constitute an offer or contract of Sale/Tenancy and all measurements are approximate. While every care has been taken in the preparation of these details neither Jack Charles Property Services Ltd nor the Vendor/Landlord accept any liability for any statement contained herein. Jack Charles Property Services Ltd has not tested any services, appliances, equipment or facilities, and nothing in these details should be deemed to be a statement that they are in good working order or that the property is in good structural condition or otherwise. We advise all applicants to commission the appropriate investigations before Exchange of Contracts/entering into a Tenancy Agreement. It should not be assumed that any contents/furnishing, furniture etc. photographed are included in the Sale/Tenancy, nor that the property remains as displayed in the photographs. No person in the employment of Jack Charles Property Service Ltd has authority to make or give any representation or warranty whatever in relation to this property.

## To Be Sold

EARLY RESERVATIONS AVAILABLE.

Prices From £195,000

The Nave will consist of six one and two bedroom contemporary apartments centrally located close to the Main Line Station and local amenities. Each apartment will be finished to an exceptionally high standard with contemporary bathroom fittings, bedrooms with luxury built-in sliding wardrobes, Contemporary kitchens with composite worktops, integrated appliances, and herringbone flooring.

The developer has excelled in their attention to detail ensuring all apartments have been designed to maximise the space whilst ensuring there is also terraces or balconies.

Each apartment will have a new 125 year lease, and the benefit of a 10 year structural warranty. Completion is estimated in November 2024.

## Location

Tonbridge is a thriving market town that has developed over the centuries. It boasts a fine example of a 'Motte and Bailey' Norman castle built in the 13th century, set on the banks of the river Medway with the castle grounds abutting Tonbridge Park offering covered/open air swimming pool, tennis courts, children's play areas, miniature railway, putting green etc. Tonbridge town offers an excellent range of retail and leisure activities with many High Street stores and a complement of banks and building societies, together with a selection of coffee shops, restaurants and local inns. The mainline station provides fast commuter links into London (Cannon Street/London Bridge/Charing Cross in approximately 40 minutes) with road links to the M20 & M25 motorways via the nearby A26 and A21. Tonbridge offers a full range of education from Nursery to College and includes Grammar & Private schools such as the well-renowned Tonbridge School. There are many places of historical interest in the surrounding areas including Penshurst Place and Gardens, Hever Castle, Knole House and Chartwell (once home to Winston Churchill).





**FIRST FLOOR**

KEY			
①	FLAT 1	54.3m <sup>2</sup>	584ft <sup>2</sup>
②	FLAT 2	68.5m <sup>2</sup>	738ft <sup>2</sup>
③	FLAT 3	53.9m <sup>2</sup>	581ft <sup>2</sup>
④	FLAT 4	68.3m <sup>2</sup>	735ft <sup>2</sup>
⑤	FLAT 5	39.1m <sup>2</sup>	591ft <sup>2</sup>
⑥	FLAT 6	55.0m <sup>2</sup>	591ft <sup>2</sup>





**SECOND FLOOR**

KEY			
①	FLAT 1	54.3m <sup>2</sup>	584ft <sup>2</sup>
②	FLAT 2	68.5m <sup>2</sup>	738ft <sup>2</sup>
③	FLAT 3	53.9m <sup>2</sup>	581ft <sup>2</sup>
④	FLAT 4	68.3m <sup>2</sup>	735ft <sup>2</sup>
⑤	FLAT 5	39.1m <sup>2</sup>	421ft <sup>2</sup>
⑥	FLAT 6	55.0m <sup>2</sup>	591ft <sup>2</sup>



**THIRD FLOOR**

KEY			
①	FLAT 1	54.3m <sup>2</sup>	584ft <sup>2</sup>
②	FLAT 2	68.5m <sup>2</sup>	738ft <sup>2</sup>
③	FLAT 3	53.9m <sup>2</sup>	581ft <sup>2</sup>
④	FLAT 4	68.3m <sup>2</sup>	735ft <sup>2</sup>
⑤	FLAT 5	39.1m <sup>2</sup>	421ft <sup>2</sup>
⑥	FLAT 6	55.0m <sup>2</sup>	591ft <sup>2</sup>