



Hackwood, Robertsbridge, TN32
£950,000

 4  2  6  1852 sq ft





Recently renovated detached home featuring a large kitchen/dining area, reception room, snug, and includes a downstairs cloakroom, family bathroom, and an en-suite. Complete with outbuildings, a swimming pool, and ample parking; schools and train station nearby.



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Key Features

- Spacious kitchen/dining area ideal for family meals and entertaining
- Separate large reception room and snug for flexible living arrangements
- Convenient downstairs cloakroom
- Comprehensive family bathroom equipped with modern fixtures
- Private en-suite bathroom attached to the master bedroom
- Two equipped outbuildings with power, suitable for workshops or storage
- Private swimming pool surrounded by a well-maintained deck
- Ample driveway space for multiple vehicles
- Located within walking distance to schools and public transport, enhancing convenience
- Various improvements such as bespoke storage throughout, new triple and double glazed windows, rear doors, new Composite doors to front and porch, new Composite cladding, new roofing and gutters





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This 1960s brick house, updated with composite cladding and a new tile roof, is located in a semi-rural cul-de-sac. It occupies a 1/3 acre plot and has been extensively extended, refurbished, and modernized, emphasizing functionality for family living and entertaining. The property is situated less than a mile from the high street and half a mile from the train station, within a neighbourhood watch area, ensuring accessibility and security.

The entrance porch, accessed through a composite door, features premium LVT flooring, triple-glazed windows, and LED spotlights, leading to a spacious entrance hall with premium 12mm laminate flooring, LED spotlights, and built-in storage and display units. The ground floor comprises an open-plan kitchen/dining/family room with solid wood shaker style cabinets, quartz worktops, and integrated AEG appliances, including steam ovens, a microwave/oven combination, a five-ring gas hob, a full-height fridge, freezer, dishwasher, and wine coolers.

Adjacent to the kitchen, the utility room includes wood cabinets, quartz worktops, and space for laundry machines, alongside a concealed Worcester boiler and carbon monoxide detector. The living room features a large electric fireplace and media storage, connecting to a garden room that is insulated with triple-glazed windows and double-glazed skylights. A snug, which can serve as an additional bedroom, and a modern downstairs WC complete the ground floor layout.



The first-floor landing, carpeted for comfort, leads to two king-size and two double bedrooms, all equipped with built-in wardrobes. The master bedroom includes an en-suite bathroom with a dual control thermostatic shower and bespoke vanity unit. The family bathroom serves the additional bedrooms and includes a walk-in shower, bath, and large vanity unit.

Externally, the property features a large driveway with space for 4-5 cars and a path leading to an extensive garden. This outdoor space includes two insulated outbuildings with power, multiple patio areas, and a decking area around a heated swimming pool with an adjacent plant/storage room. The property also includes outdoor lighting, plug sockets, and a climbing frame, all within a fenced area for privacy.

Recent property upgrades include new triple and double-glazed windows and doors, a new kitchen, bathroom, ensuite, and storage solutions, all under remaining warranties. These updates enhance the property's functionality and energy efficiency.

This property is designed to meet the needs of modern family living, providing comprehensive facilities and upgrades in a strategically located area.

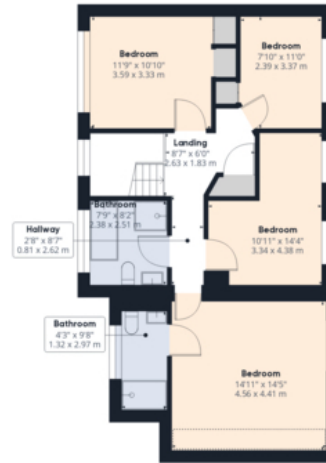




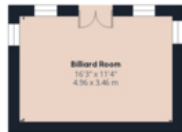
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Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2



Floor 0 Building 3



Approximate total area⁽¹⁾

2180.24 ft²
202.55 m²

Reduced headroom

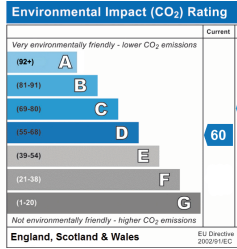
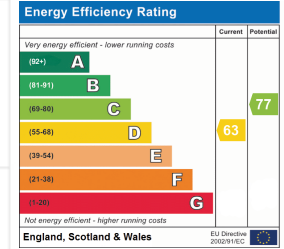
109.31 ft²
10.15 m²

(1) Excluding balconies and terraces

Reduced headroom (below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Tenure Type:
Council Tax Band:
Council Authority:

