



4 The Woodlands
Orpington | Kent | BR6 6HL

FINE & COUNTRY

4 THE WOODLANDS



KEY FEATURES

A distinguished seven-bedroom detached home, set across three expansive floors and offering exceptionally versatile living accommodation. Beautifully presented and offered chain free, this home combines timeless character with modern functionality.

On entering the property, you are welcomed into an impressive entrance hall, leading to three large reception rooms, offering flexibility for formal entertaining, relaxed family living or home-working.

At the heart of the home is a stylish kitchen with integrated appliances and granite worktops, ideal for low-key family meals as well as entertaining on a larger scale. To the rear, a spacious breakfast/garden room offers direct access to the beautifully landscaped garden, an inviting spot for morning coffee, weekend brunches or quiet relaxation.

The first floor boasts four generous double bedrooms, all with fitted wardrobes. The master suite is a standout feature with a private dressing room, a large en-suite bathroom and French Doors leading to a private terrace with a hot tub, providing the perfect luxurious retreat. The second bedroom also has its own en-suite and a well-appointed family bathroom serves the other bedrooms.

The second floor provides flexible, self-contained living space, ideal for teenagers, extended family, guests, or a live-in au pair. It comprises an open-plan kitchen/living area, three bedrooms, and a shower room, offering privacy without compromise.

The rear garden stretches 130 ft with a paved terrace and a powered summer house at the far end, ideal as a home office, creative studio or gym. The gated driveway to the front of the property offers ample off-road parking and access to a double garage.









SELLER INSIGHT

“Years ago, before moving here, my husband and I would drive around, admiring beautiful homes, dreaming of one day finding our perfect place,” says the current owner of this fantastic family home in Kent. “The moment we saw 4 The Woodlands, we knew it was meant to be. When it came up for sale, we didn’t hesitate – and we’ve never looked back.”

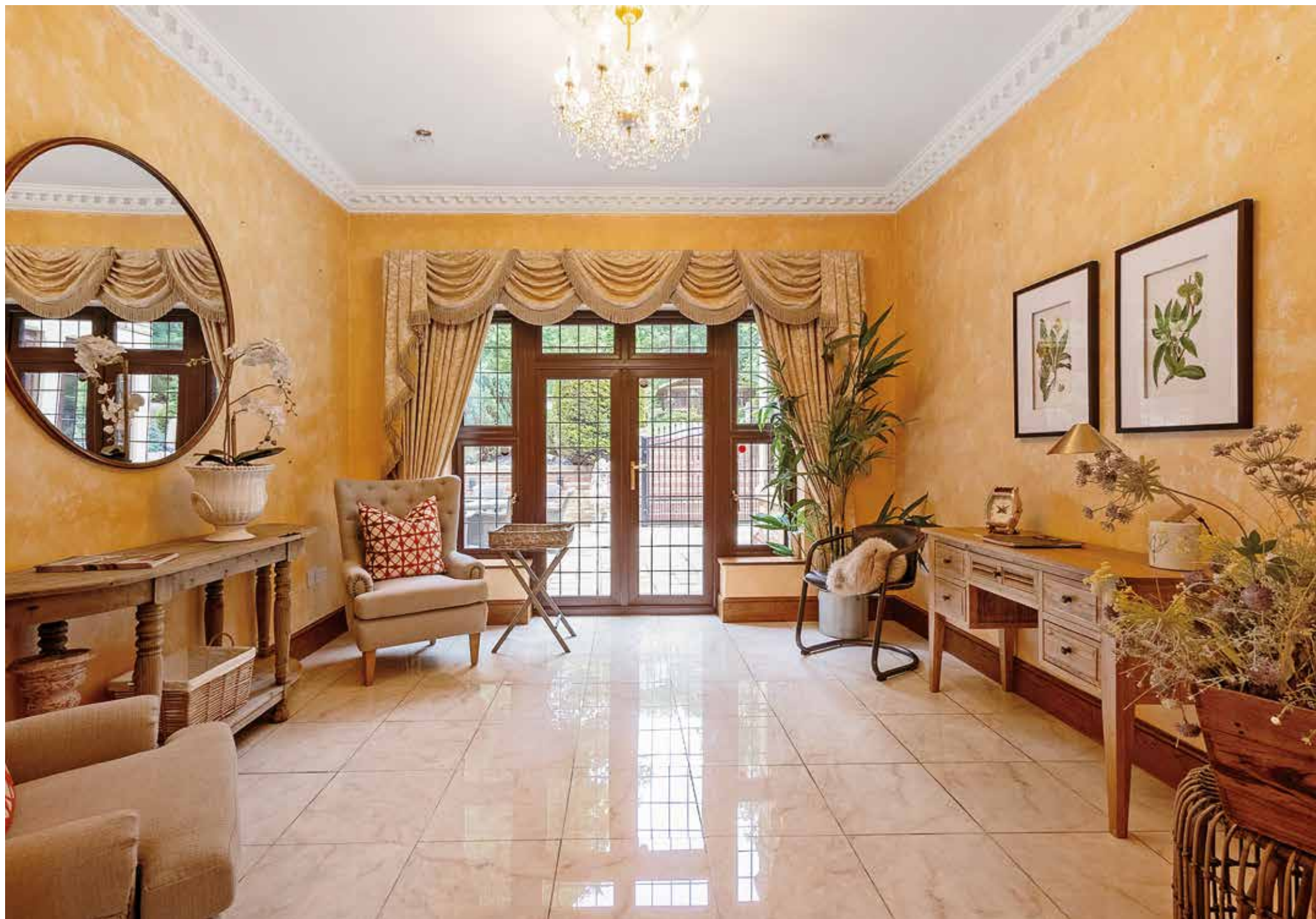
“This stunning home was the most prominent property in the park at the time, and even now, it stands out with its character, charm, and unique features,” the owner continues. “Since moving in, we have made our own additions, including a log cabin with a swim spa, which offers a luxurious retreat right in the garden. The new orangery at the back of the house, with its beautiful balcony extending from the main bedroom, provides the perfect spot for a private soak in the hot tub while overlooking the peaceful surroundings. Over the years, we have updated the original house too, from redecorating the third floor and adding a kitchen upstairs to installing all-new bathrooms.”

This is the ideal home for everyday life and entertaining alike. “We have hosted countless barbecues and parties here,” the owner says, “opening up all the doors to create a seamless indoor-outdoor experience. The side entrance leads directly to a downstairs toilet, making it ideal for guests at garden parties. With gazebos, catering setups, and endless laughter, this home has been the heart of many unforgettable gatherings.”

“Despite the lively moments, the peace and quiet here are unmatched,” notes the owner. “Sitting in the garden, you can hear the gentle sounds of nature – parakeets, foxes, badgers, and a chorus of birdsong. The sun bathes the garden from morning until late afternoon, illuminating the lush lawn and low-maintenance shrub beds. As for the location, everything is within walking distance – a charming pub, a sandwich shop, a grocery store, the Post Office – and the train station just five minutes away, whisking you to central London in just 20 minutes.”*

* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.



















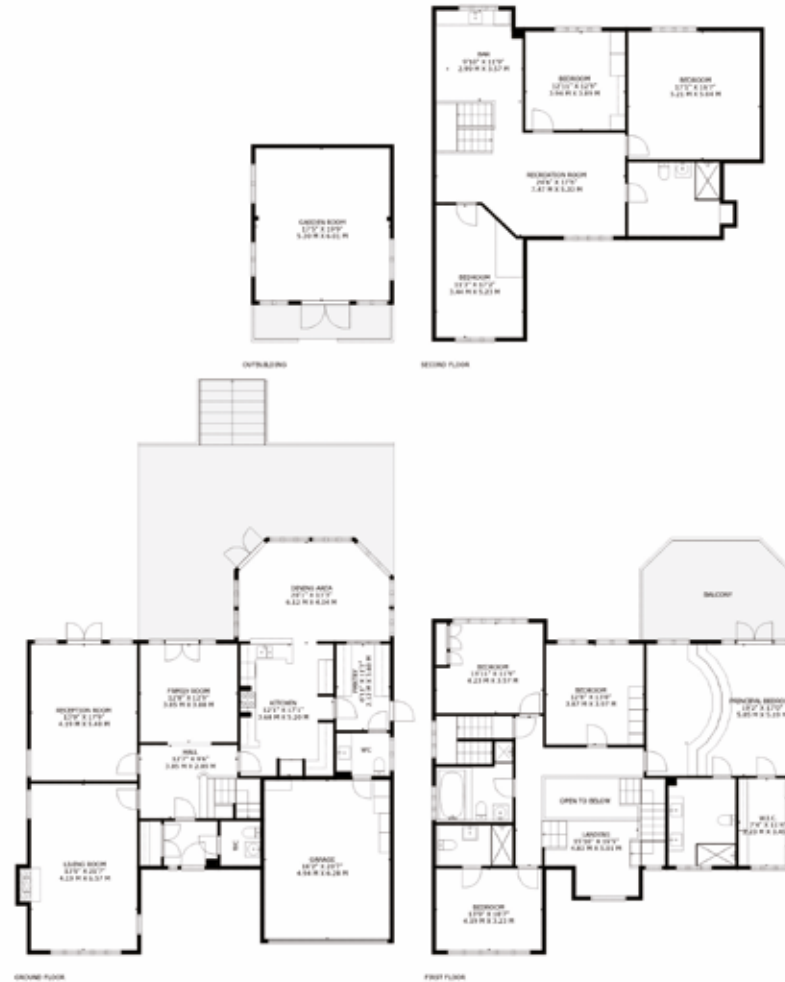








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GROSS INTERNAL AREA: 4421 sq ft, 411 m²
 LOW CEILING & OPEN TO BELOW: 249 sq ft, 24 m²
 BALCONY: 238 sq ft, 22 m²
 GARAGE: 335 sq ft, 31 m²

OVERALL TOTALS: 5243 sq ft, 488 m²

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY. FLOORS MAY NOT BE SHOWN IN THEIR ACTUAL LOCATION





FINE & COUNTRY

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This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

We understand moving home is one of the most important decisions you make; your home is both a financial and emotional investment. With Fine & Country you benefit from the local knowledge, experience, expertise and contacts of a well trained, educated and courteous team of professionals, working to make the sale or purchase of your property as stress free as possible.

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