



Woodland View Staplehurst Road, Marden, Tonbridge, Kent, TN12 9BS
Price £995,000



Presenting a magnificent four-bedroom detached house situated on a generous 0.48 acre plot surrounded by woodland and farmland. This exceptional home, individually designed and built within the last five years, boasts a high-quality finish throughout, ensuring a luxurious and comfortable living experience.

Inside, there are impressive features, including underfloor heating on the ground floor, elegant granite work surfaces in the kitchen, and a delightful balcony extending from the main bedroom, offering far reaching views of the surrounding farmland. The ground floor has a modern configuration, showcasing a stunning open-plan kitchen/diner/living room at the rear of the property. With bi-folding doors seamlessly connecting the interior to the garden and woodland, this space is perfect for entertaining.

Additional amenities on the ground floor include a practical utility room, a convenient ground floor cloakroom, a study, and a versatile ground floor bedroom with an ensuite, providing flexibility for single-level living if desired.

To the first floor, there is a truly impressive main bedroom featuring a balcony, fitted wardrobes, and an ensuite bathroom, creating a tranquil retreat. Two further bedrooms, both with fitted wardrobes, and a well-appointed family bathroom complete this level, ensuring ample space for the entire family.

Outside, the property boasts a stunning garden with a charming sandstone terrace, providing an ideal space for outdoor relaxation and entertainment. The garden effortlessly merges with the adjacent woodland, adorned with vibrant bluebells, offering a peaceful and natural backdrop. Additional features include a detached double garage, perfect for secure parking, and a beautiful summer house that can serve as a home office or creative space.

Completing this remarkable estate is a large electric gated driveway, providing ample parking for multiple vehicles.

Don't miss your opportunity to own this stunning home. Call Page and Wells today!



GROUND FLOOR

Entrance Hall

Open Plan Lounge/Kitchen/Dining area 42'0" x 26'6" (12.82m x 8.09m)

Study 11'4" x 10'7" (3.47m x 3.25m)

Bedroom 4 18'10" x 8'3" (5.75m x 2.53m)

En-Suite

Utility Room

W/C

FIRST FLOOR

Landing

Bedroom 1 13'1"/229'7" x 12'2" (4/70m x 3.71m)

En-Suite

Bedroom 2 10'4" x 9'6" (3.17m x 2.91m)

Bedroom 3 11'10" x 6'9" (3.62m x 2.08m)

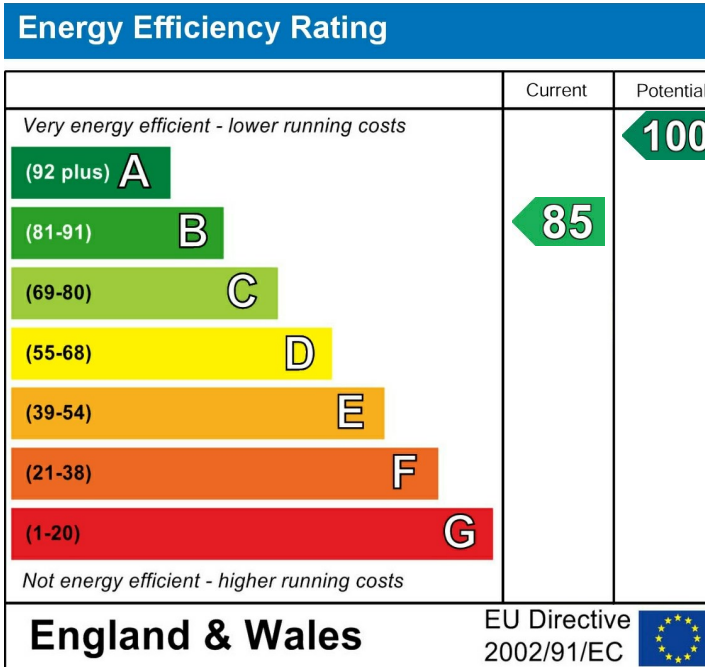
Family Bathroom

EXTERNALLY

Garage 19'11" x 19'4" (6.09m x 5.91m)

Garden Office 13'9" x 7'7" (4.20m x 2.33m)

Sweeping Driving



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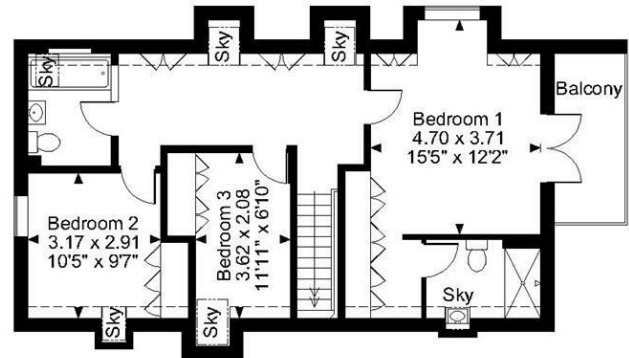
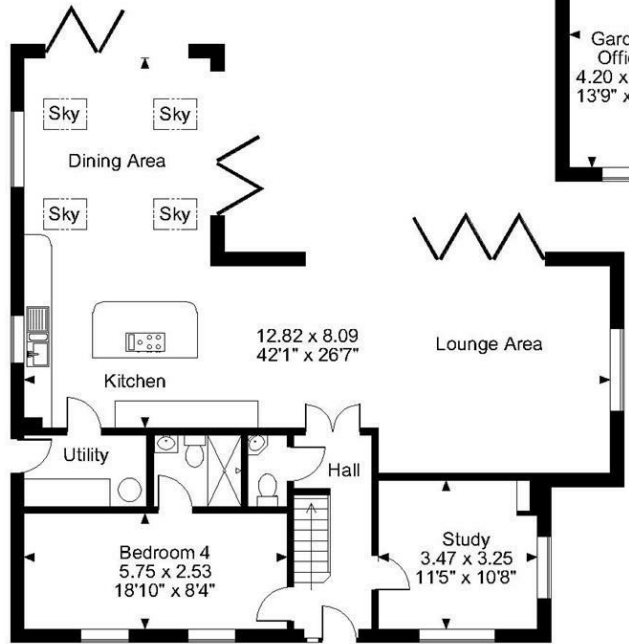
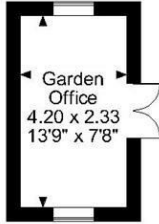
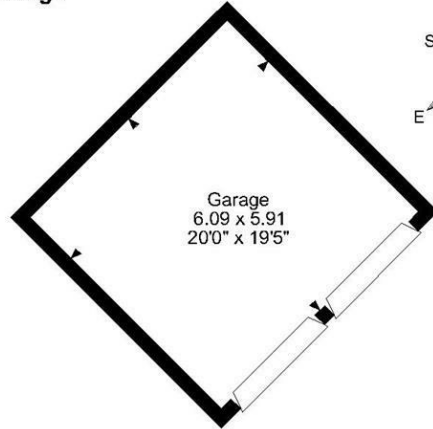
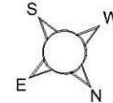
Approximate Gross Internal Area

Main House = 1907 Sq Ft/177 Sq M

Garage = 387 Sq Ft/36 Sq M

Garden Office = 105 Sq Ft/10 Sq M

Balcony external area = 62 Sq Ft/6 Sq M



Ground Floor

First Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

--- Denotes restricted head height

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