

EST
1900

125

— YEARS OF —

**Lambert
& Foster**



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CHESFIELD GATE

HADLOW

An opportunity to purchase this impressive and handsome semi-detached Victorian home offering just under 2,150 sq.ft of living accommodation with four separate reception rooms and four bedrooms. Chesfield Gate benefits from ample private off-road parking to the front as well as a double garage. With high ceilings, renovated, double glazed sash windows and a gorgeous Weinor glass room with access to the rear garden, the property feels light, airy and spacious. Hadlow is a quaint village on the outskirts of Tonbridge offering good local facilities within a short walk of the property including a post office/convenience store, grocers/off-licence, hair dressers, pharmacy, village bakers and primary school.

O.I.E.O. £850,000

FREEHOLD





CHESFIELD GATE

MAIDSTONE ROAD | HADLOW | TONBRIDGE | TN11

- A well-proportioned and immaculately presented un-listed semi-detached Victorian home
- Offering 4 reception rooms, four bedrooms with principal en-suite shower room
- Ample private parking via gravel driveway and a double garage
- Lower ground floor area used as a play/games room
- Light and airy accommodation with high ceilings and renovated double glazed sash windows
- Situated in the heart of the village with excellent schools, road and rail connections nearby

VIEWING: By appointment only.

Paddock Wood Office: 01892 832325.

TENURE: Freehold.

SERVICES & UTILITIES:

Electricity supply: Mains. **Water supply:** Mains.

Sewerage: Mains drainage services connected but not tested. **Heating:** Mains gas fired central heating.

BROADBAND: Available as Standard, Superfast and Ultrafast broadband.

MOBILE COVERAGE: Three good.

(Visit <https://checker.ofcom.org.uk/en-gb/broadband-coverage> or enquire with the office for more information).

LOCAL AUTHORITY: Tonbridge and Malling.

COUNCIL TAX: Band F **EPC:** D (65)

COVENANTS: None known.

FLOOD & EROSION RISK: **Property flood history:** None known. **Rivers and the sea:** Very low risk. **Surface Water:** High risk. **Reservoirs:** Unlikely. **Groundwater:** Unlikely.

(Visit flood-map-for-planning.service.gov.uk or enquire with the office for more information).

PHYSICAL CHARACTERISTICS: Brick built under a slate roof.



PARTICULARS, PLANS AND SCHEDULES: The particulars and acreages stated, together with the plans are believed but not guaranteed to be correct. They are given by the Agents to assist viewers but are specifically excluded from any contract. Prospective purchasers must satisfy themselves as to the information enclosed.

IMPORTANT NOTICE: Lambert & Foster themselves and the vendors and/or lessors of this property whose agents they are, give notice that: The particulars are set out as a general outline only for guidance and do not constitute part of an offer or contract. All descriptions, dimensions, references to condition and necessary permissions for the use and occupation and other details are given in good faith and are believed to be correct. Any intending purchasers/lessees should not rely on them as statements or presentations of fact but satisfy themselves by inspection or otherwise as to the correctness of each of them. If there are any points which are of particular importance to you, please contact the office and we will be pleased to check the information, particularly if you are travelling some distance to view the property.

In accordance with the Consumer Protection from Unfair Trading Regulations 2008 (CPR), we must advise that we have not tested any of the main services, various electrical or gas appliances and fixtures which may be referred to in these sales particulars. Any prospective purchasers are strongly advised to satisfy themselves that such are in working order. No person in the employment of the Agents has any authority to make or give any representations or warranty whatever in relation to this property.

MONEY LAUNDERING REGULATION: In accordance with Money Laundering Regulations, we are now required to obtain proof of identification for all vendors and purchasers. You will need to supply information required for us to complete our identification checks which will include your date of birth, main residential address and a colour copy of your passport or photo driving licence. Lambert & Foster apologise for any inconvenience this may cause, but it is a legal requirement. Lambert & Foster will not be able to conclude a sale on your behalf to any person or people who are unable to provide confirmation of identification. Note: Lambert & Foster currently employs the services of Smartsearch to verify the identity and address of vendors/purchasers.

For identification purposes only. The position and size of doors, windows, appliances and other features are approximate only.

Chesfield Gate, Maidstone Road, Hadlow, Tonbridge, TN11

Denotes restricted
head height

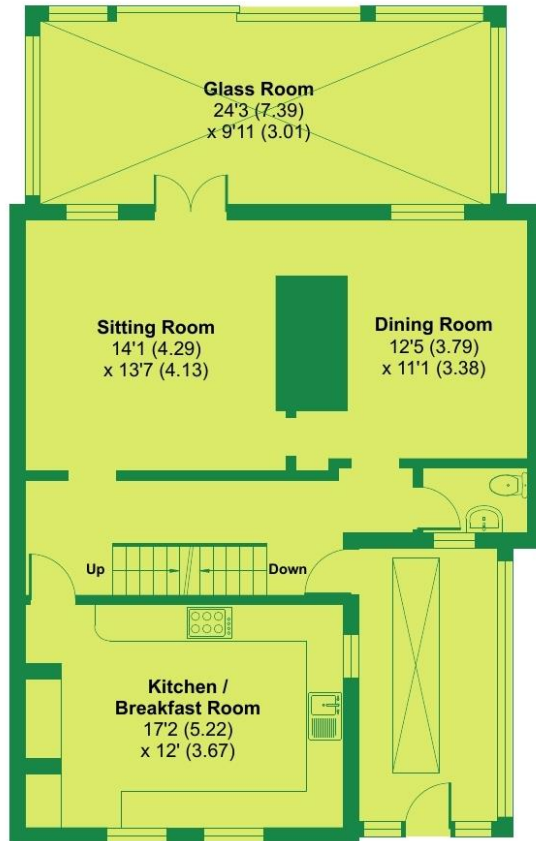
Approximate Area = 2140 sq ft / 198.8 sq m

Limited Use Area(s) = 3 sq ft / 0.3 sq m

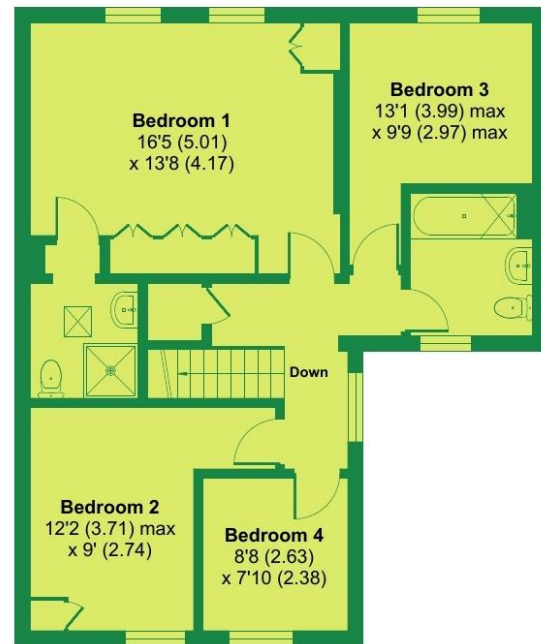
Garage = 307 sq ft / 28.5 sq m

Total = 2450 sq ft / 227.6 sq m

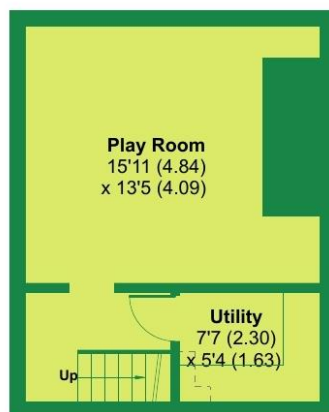
For identification only - Not to scale



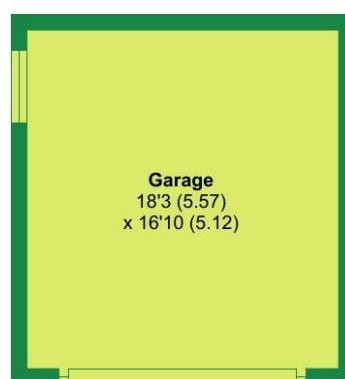
GROUND FLOOR



FIRST FLOOR



LOWER GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Lambert and Foster Ltd. REF: 1361551

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