



OVER 60?

Secure this property
for up to **59% less!**

Price

£450,000

Freehold

3x  2x  3x 

**Bluebell Walks, Paddock
Wood, Tonbridge, Kent,
TN12**

Wards
Helping you move forwards



Main features

- Beautiful private garden to the rear
- Large open plan living space with separate conservatory
- Tucked away at the end of sought after cul-de-sac
- A short distance from Paddock Wood mainline train station
- Separate office/study downstairs with ample storage

Accommodation

GROUND FLOOR

Entrance Hall
 Lounge: 14'5 x 9'9 (4.40m x 2.97m)
 Office: 9'3 x 7'8 (2.82m x 2.34m)
 Kitchen/Diner: 21'8 x 7'8 (6.61m x 2.34m)
 Utility: 7'7 x 4'0 (2.31m x 1.22m)
 Conservatory: 12'5 x 9'7 (3.79m x 2.92m)

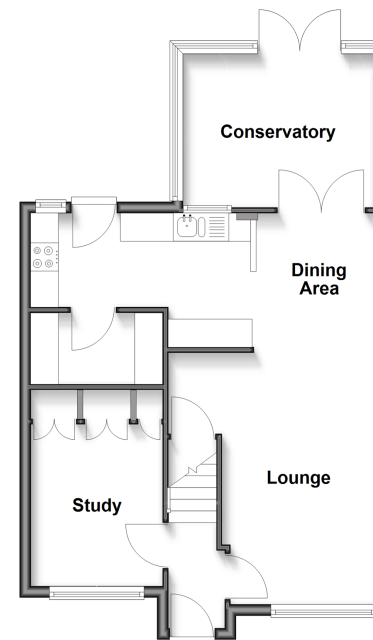
FIRST FLOOR

Landing
 Bedroom 1: 12'9 x 11'0 (3.89m x 3.36m)
 Bedroom 2: 9'6 x 8'0 (2.90m x 2.44m)
 En suite Bedroom 1
 Bedroom 3: 9'7 x 6'4 (2.92m x 1.93m)
 Bathroom: 6'3 x 6'3 (1.91m x 1.91m)

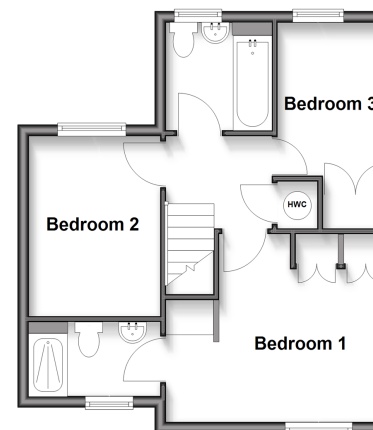
OUTSIDE

Garden
 Driveway

Ground Floor
 Approx. 53.2 sq. metres (572.3 sq. feet)

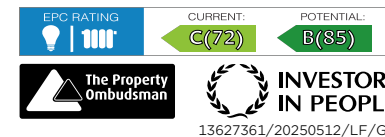


First Floor
 Approx. 39.7 sq. metres (427.3 sq. feet)



Call Paddock Wood - 01892 836877 ■ wardsokent.co.uk

- The seller is a person connected with Wards as defined in the Estate Agents Act 1979
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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