



Nevill Row, Tunbridge Wells





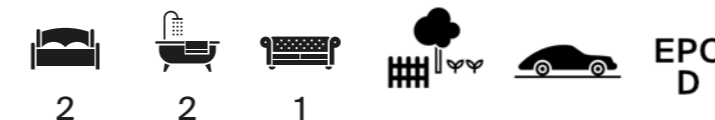
A unique Victorian-style terraced mews, designed by boutique developers in 2022, ideally situated for the historic Pantiles and just 0.6 of a mile from the mainline station.

Situation

Renowned for its Georgian and Victorian architecture, Royal Tunbridge Wells is surrounded by local woodland, RSPB nature reserves and even a national pinetum. Despite its rural location, the town's excellent transport links mean you can reach central London or the south coast in just an hour. Royal Tunbridge Wells is one of the few towns in England to have officially been given royal appointment, commemorating Queen Victoria's love for the place. So it's no surprise that it has a reputation as one of the most desirable towns to live in south-east England. If you live in Nevill Row, you'll be able to enjoy regular markets, a busy schedule of local events, as well as the wide open spaces of the neighbouring parks. This elegant and historic spa town has an extensive range of shops in the picturesque High Street and along the famous colonnaded walkway of The Pantiles. Both are just a short walk from your front door. In fact, Nevill Row sits in the perfect location if you're yearning for a more tranquil life but still want the bustle and activity of a vibrant town. Nevill Row is ideally situated if you are planning to travel by train. With Tunbridge Wells station a mere ten-minute walk away, you can easily get to the Brighton coast, or enjoy a day out in London which is just an hour by rail. If staying closer to home is more your cup of tea, Tunbridge Wells station just two minutes away. Here you can travel on the Spa Valley Railway, with its steam and heritage diesel train rides as well as its Real Ale & Cider Festivals.

Distances

Tunbridge Wells Station 0.6 of a mile (London Bridge from 42 minutes), Pantiles 0.2 of a mile, High Street 0.4 of a mile. (All times and distances are approximate)





The Property

Nevill Row is a collection of 8 Victorian-style homes. Each home was individually designed by boutique developers, Beau Property, in 2022.

Behind the classic Victorian exteriors you will find bright, flexible spaces that strike a perfect balance between modernity and classicism. While designing the interiors, Beau Property sought to restore original features back to their true glory while incorporating contemporary additions, like brass hardware, light oak flooring in the kitchen and living spaces, and delicate wall panelling. Each design choice has been made to accentuate the building's history whilst still maintaining a homely feel. The result is an interior that exudes both warmth and character. The Nevill Row shaker style kitchens have been individually designed by Academy Kitchens in contemporary hues of Cashmere and Copse Green. With impressive details like Bosch integrated appliances, stunning Luna Pearl and Strata Carrara Quartz worktops and integrated cabinet lighting, they are the perfect space for entertaining and cooking up a storm. The bathroom's gently brushed neutral tones make the room feel light and spacious, making it a perfect space to retreat and relax after a busy day. Individually designed to maximise space and provide a sense of luxury. Sanitaryware by Duravit, fittings by Hansgrohe, heated towel warmers and underfloor heating throughout. Porcelain tiles have been hand selected in every bathroom to give each space a unique identity. Nevill Row brings together a perfect synergy of aesthetics and comfortable living.

Please note that some images are computer generated and display it as the original show home in 2022.



Gardens and Grounds

The property benefits from a private garden at the front, ideal for al fresco entertaining, with low-maintenance artificial grass bordered by established hedging.

The current owner has also added a balcony, accessed from the kitchen on the first floor at the rear of the house.

A private allocated parking space is located at the rear of the property.

Directions (TN2 5QY)

From Tunbridge Wells station (Mount Pleasant Road), head down the hill and straight over at the mini roundabout, immediately bearing right onto Vale Road. Proceed straight ahead as the road merges with London Road. Continue straight over the next two roundabouts. At the third roundabout, turn left onto Nevill Terrace where the property will be found on the right hand side.

Property Information

Local Authority Tunbridge Wells Borough Council, Tel. 01892 526121

Council Tax C

EPC D

Tenure Share of Freehold

Lease Details 999 years from and including 1st January 2022.

Services Mains water, electricity and drainage. Gas-fired central heating.
Log burning stove.

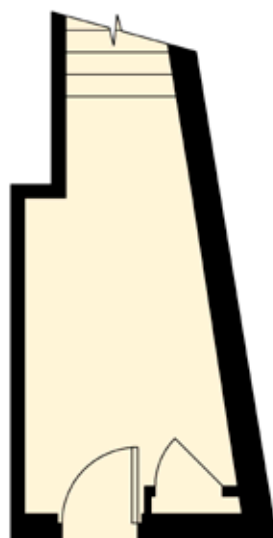
Viewings Strictly by prior appointment with Knight Frank, LLP

Approximate Gross Internal Floor Area

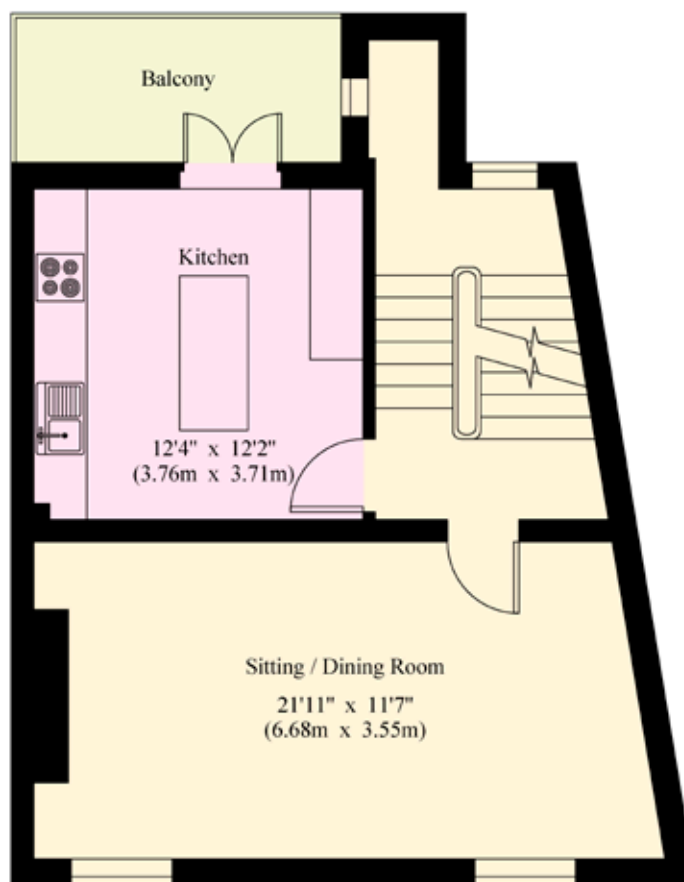
Total Area = 109.7 sq m / 1,180 sq ft

This plan is for guidance only and must not be relied upon as a statement of fact.

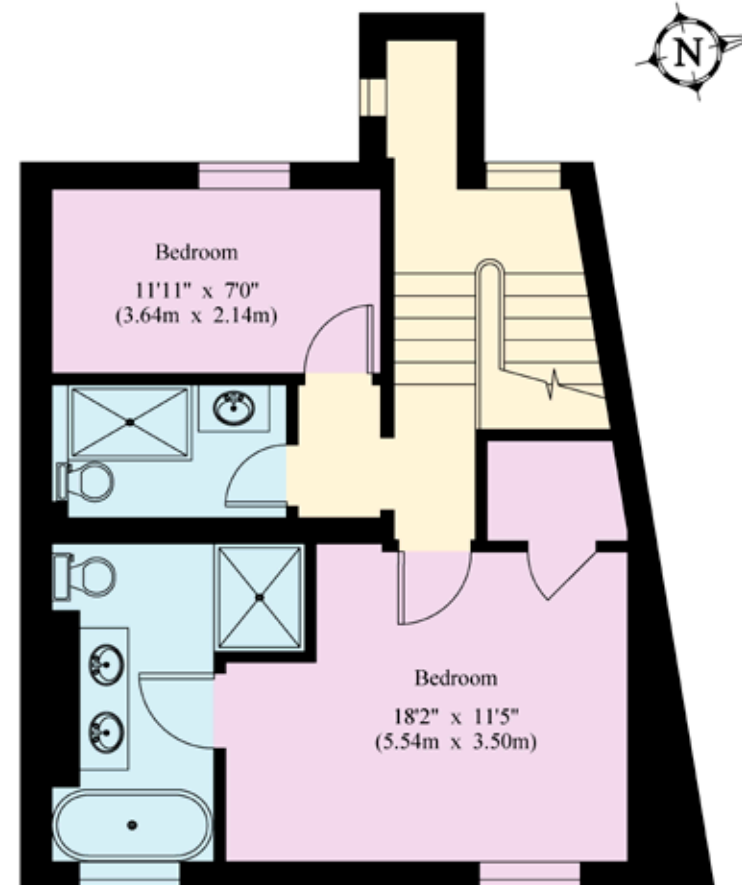
Attention is drawn to the important notice on the last page of the text of the Particulars.



Ground Floor



First Floor



Second Floor



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated January 2025. Photographs and videos dated March 2022 + External CGI.

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