



Coventry Road, Tonbridge, Kent, TN10 4QB

Guide Price £375,000 - £395,000

When experience counts...

est. 1828
bracketts

Offered for sale is this fantastic sized two-bedroom semi-detached home situated on a quiet road on the north side of Tonbridge. The property boasts space both inside and out and internally comprises entrance hall, living room / dining room, modern kitchen and conservatory. Upstairs there are two double bedrooms and a family bathroom. Outside there is a driveway to the front offering off road parking for multiple vehicles. To the rear there is a large and spacious south facing garden with patioed seating area and the rest laid to lawn. The property benefits from being within close proximity to local amenities on Martin Hardie Way which includes a Co-Op local, pharmacy, hairdressers, barbers and local takeaway shops. There are also lovely woodland walks nearby as well as popular and desirable primary and secondary schools which can be accessed on foot or by public transport. We thoroughly recommend an internal inspection of this great home in order to appreciate the space it has to offer both inside and out!

Semi-Detached House

Two Double Bedrooms

Living Room / Dining Room

Modern Kitchen

Conservatory

Family Bathroom

Large South Facing Rear Garden

Driveway

Scope To Extend STPP

Ideal For First Time Buyers





LOCATION: Tonbridge

Tonbridge is a thriving market town that has developed over the centuries. It boasts a fine example of a 'Motte and Bailey' Norman castle built in the 13th century, set on the banks of the river Medway with the castle grounds abutting Tonbridge Park offering covered/open air swimming pool, tennis courts, childrens' play areas, miniature railway, putting etc.

Tonbridge town offers an excellent range of retail and leisure activities with many High Street stores, together with a selection of coffee shops, restaurants and local inns.

The mainline station provides fast commuter links into London (Cannon Street/London Bridge/Charing Cross in approximately 40 minutes) with road links to the M20 & M25 motorways via the nearby A26 and A21.

Tonbridge offers first-rate primary and secondary schools (including Grammars and Public Schools) many of which consistently do well in the league tables. There are many places of historical interest in the surrounding areas including Penshurst Place and Gardens, Hever Castle, Knole House and Chartwell (once home to Winston Churchill).

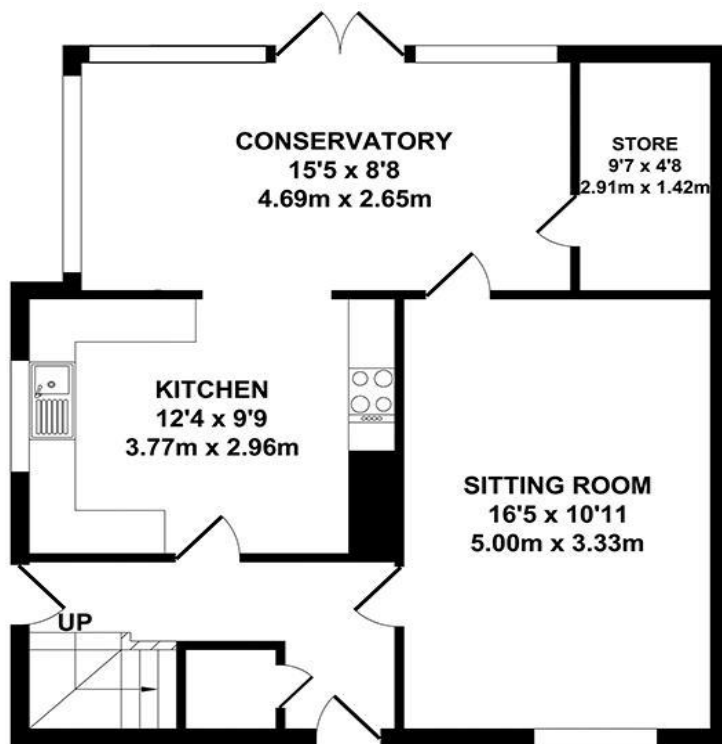
ADDITIONAL INFORMATION:

Council Tax Band C
Double Glazed Windows

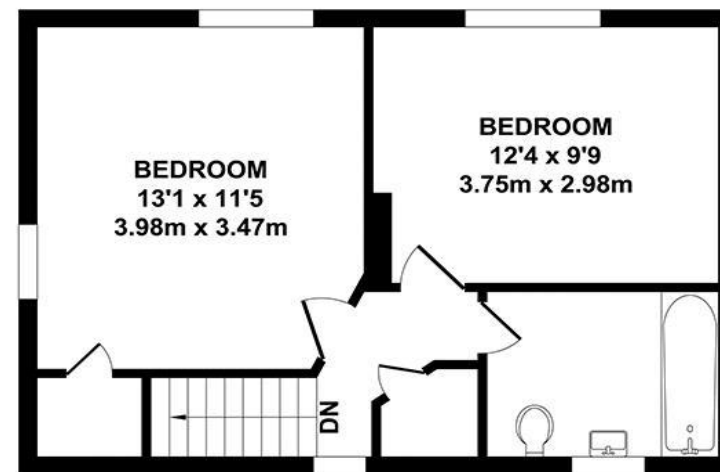
Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		



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GROUND FLOOR
APPROX. FLOOR AREA
582 SQ.FT.
(54.08 SQ.M.)



FIRST FLOOR
APPROX. FLOOR AREA
398 SQ.FT.
(37.00 SQ.M.)

TOTAL APPROX. FLOOR AREA 980 SQ.FT. (91.08 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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