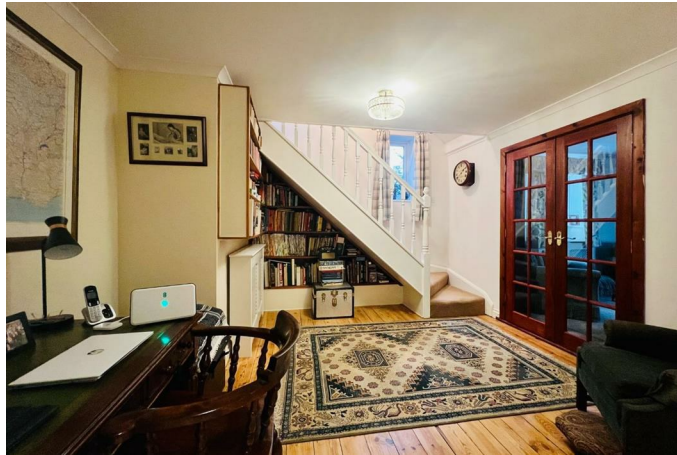




HUNTERS[®]

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SISSINGHURST | GUIDE PRICE £700,000 - £750,000
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Thinking of Selling?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



Guide Price £700,000 - £750,000. Attractive detached three bedroom chalet bungalow with dual garage, generous driveway and private enclosed rear garden, situated on the edge of the popular village of Sissinghurst and within the Cranbrook school catchment area.

Built in the 1960's and recently extended, this wonderful home offers entrance porch with useful storage cupboard, leading into a spacious inner hall providing flexible space currently used as a study and library room, with stairs to first floor and doorway into the double aspect sitting room with feature LPG gas fire.

The entrance hall also leads on to two double bedrooms, a shower-room and a striking kitchen/breakfast/family room with bi-fold doors, fitted with a range of Winter White shaker style wall and base units and a centre island in Cornish Slate Green with stunning oak work surfaces. The dining and family area offer ample space for entertaining and look out over the mature garden.

Stairs lead up to the first floor and on to the master bedroom with stunning en-suite bathroom with roll top bath.

To the front of the property, a five-bar gate opens onto a generous herringbone brick driveway providing ample off-road parking and leading to two separate garages.

To the rear, the private enclosed garden has a hedge and fenced border and features a well-stocked bed with a variety of mature plants and shrubs. The paved terrace borders the rear of the property and provides the perfect space for alfresco dining, with step up to the lawn with pond to the rear. The garden also a summerhouse, greenhouse and painted garden shed.

Mains electricity, water and drainage. Oil fired central heating. LPG for gas fire.

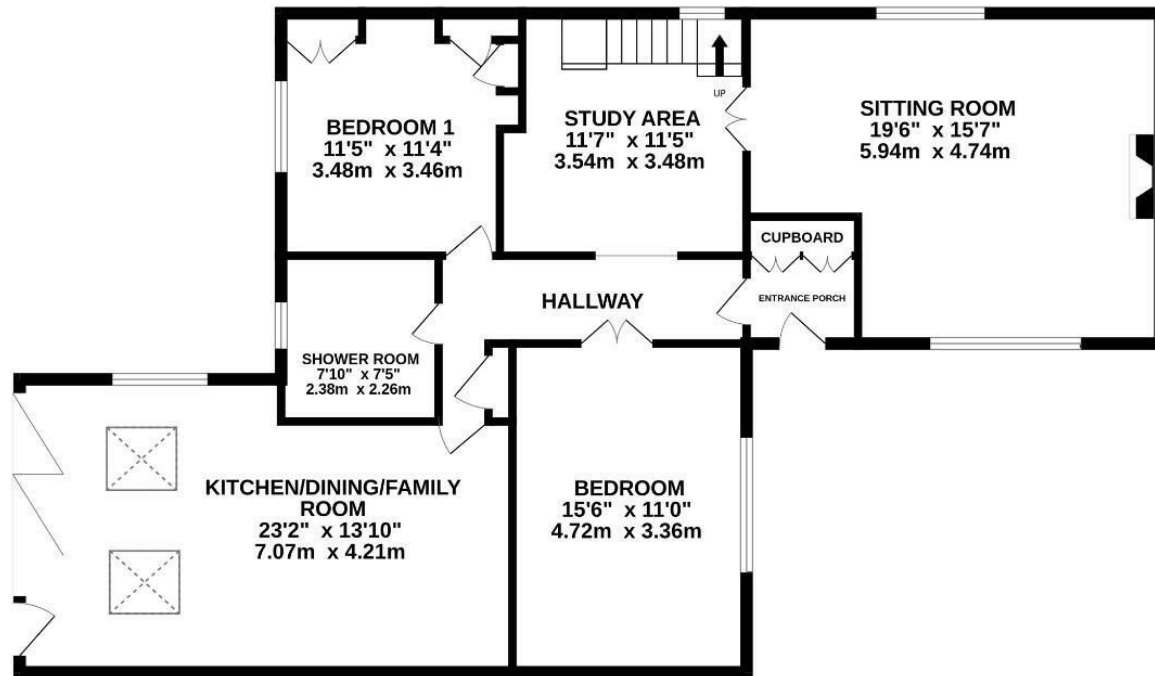
EPC Rating: F - Tunbridge Wells Borough Council - Council Tax Band E

The village of Sissinghurst boasts a Village store, restaurants, cricket club, church and primary school. Other local attractions include the Sissinghurst Castle Gardens. The nearby town of Cranbrook is one of the most picturesque small towns in the Weald, renowned for its eclectic mix of shops, cafe's, restaurants, boutiques etc. A variety of social clubs offer a range of interesting activities.

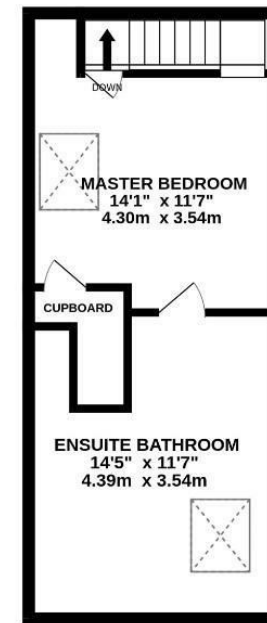
The Cranbrook School, renowned and sought after for its excellent reputation and educational facilities, is located on the outskirts of the Town. In addition to Cranbrook School, there are other excellent schools, namely Bethany, Benenden School, Marlborough House, St Ronans, High Weald Academy and Dulwich Prep School. The A21 offers excellent links to the Motorways heading North and South. The Mainline station at nearby Staplehurst offers trains to London Bridge, Charing Cross and Cannon Street.



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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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These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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