





86 Colonel Stephens,  
Tenterden, TN30 6EZ

Guide Price £450,000 - £475,000



GUIDE PRICE OF £450,000 - £475,000. NO ONWARD CHAIN.  
A well-presented detached four-bedroom family home situated in a popular quiet cul de sac with easy access to local Primary and Secondary Schools and the tree lined High Street of Tenterden.

The living accommodation offers entrance hall, downstairs cloakroom, sitting room with French doors leading to conservatory, separate dining room and kitchen. The kitchen offers a range of wall and base units with built in double oven, gas hob, extractor canopy, built in fridge, freezer, dishwasher and spaces for washing machine and tumble dryer.

The first floor offers landing with airing cupboard housing a Worcester Boiler installed in 2017, leading to a double aspect master bedroom with fitted wardrobes and en suite shower room, two further double bedrooms with fitted wardrobes, a good sized forth bedroom and family bathroom with bathroom suite and separate shower cubicle.

Externally the property offers a bloc paved driveway offering parking for two cars leading to single garage, a front lawn garden and an enclosed rear garden which is mainly laid to lawn with patio area and side access.

The property is within easy access to both the historic and picturesque tree-lined High Street of Tenterden and St Michaels with its range of amenities. Tenterden offers comprehensive shopping including Waitrose and Tesco supermarkets and many pubs and restaurants. This family home is ideally situated for a range of schools including St Michaels Primary School, Tenterden Infants and Junior Schools, and Homewood Secondary School. Train services to London can be accessed from Headcorn (about 8 miles), or Ashford (about 12 miles) where Eurostar trains depart for the continent as well as the high-speed service to London St Pancras (a journey of approx. 37 minutes).

Tenure - Freehold

Services – Mains electricity, water, drainage and gas central heating.

Broadband – Average Broadband Speed 16mb – 1800mb

Mobile Phone Coverage – Okay – Good

Flood Risk – Very Low







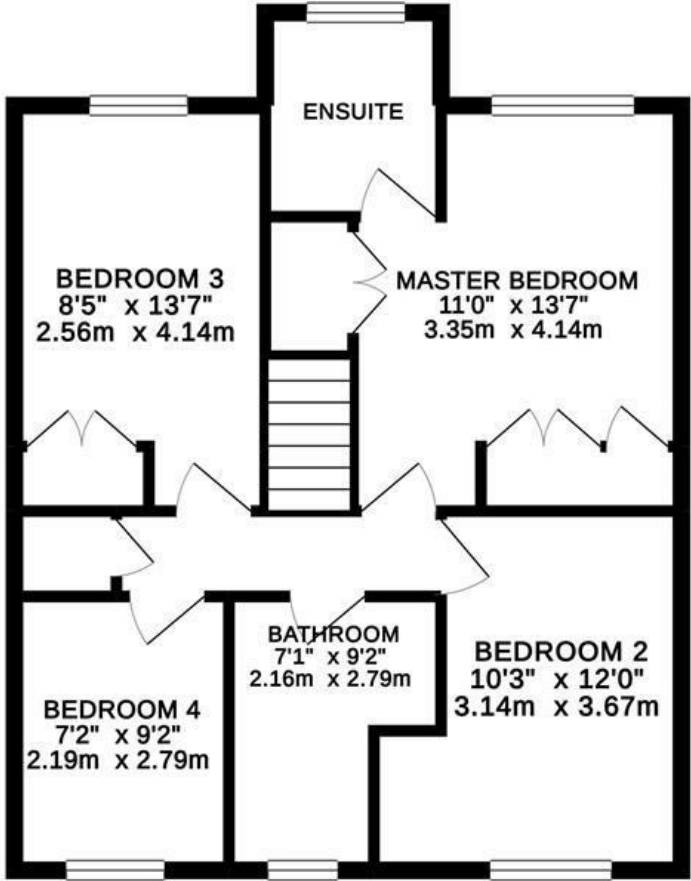
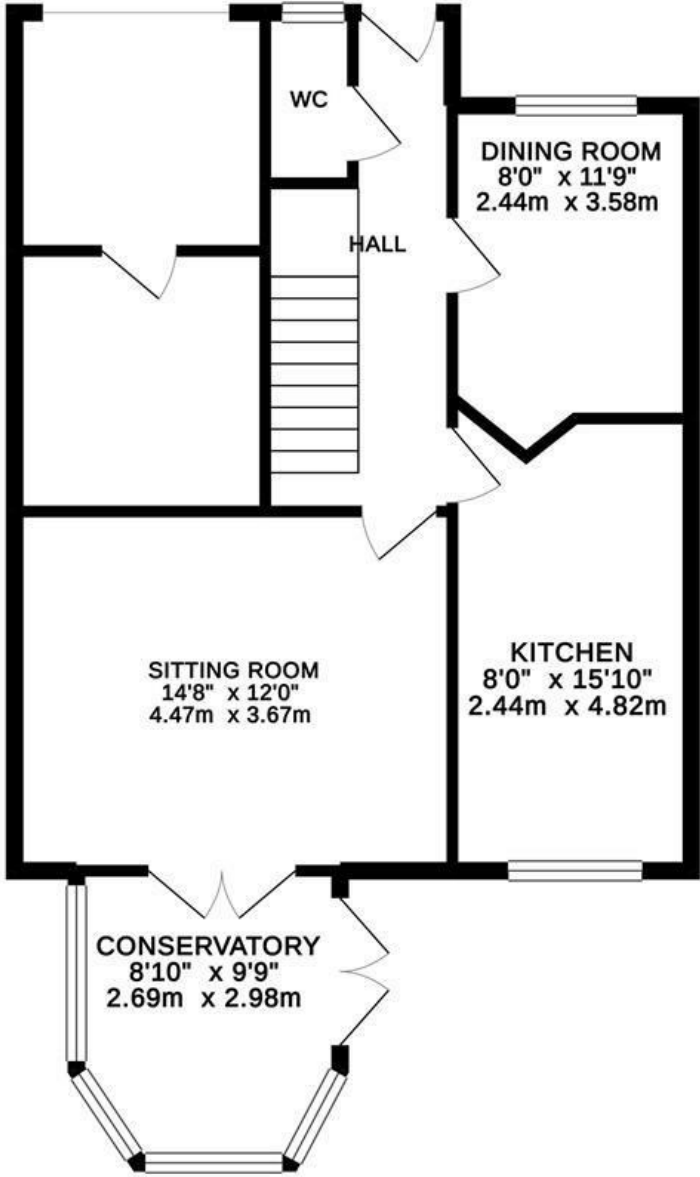


GROUND FLOOR 706 sq. ft.  
( 65.6 sq. m. )

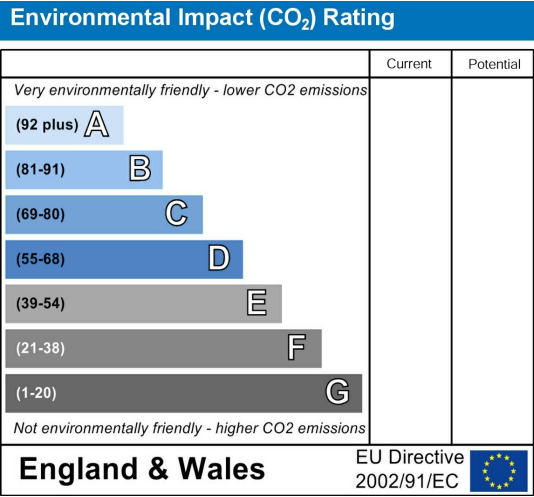
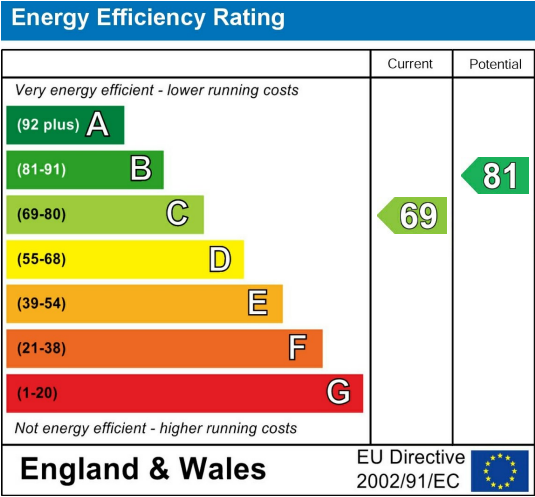
1ST FLOOR 590 sq. ft.  
( 54.8 sq. m. )

Tenure: Freehold  
Council Tax Band: E

- FOUR BEDROOM DETACHED
- TWO RECEPTION ROOMS
- SOUGHT AFTER LOCATION
- EN SUITE AND FAMILY BATHROOM
- NO ONWARD CHAIN
- DRIVEWAY FOR TWO CARS
- SINGLE GARAGE
- EPC RATING C
- ENCLOSED REAR GARDEN
- CONSERVATORY



TOTAL FLOOR AREA : 1296 sq. ft. ( 120.4 sq. m.) approx.  
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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