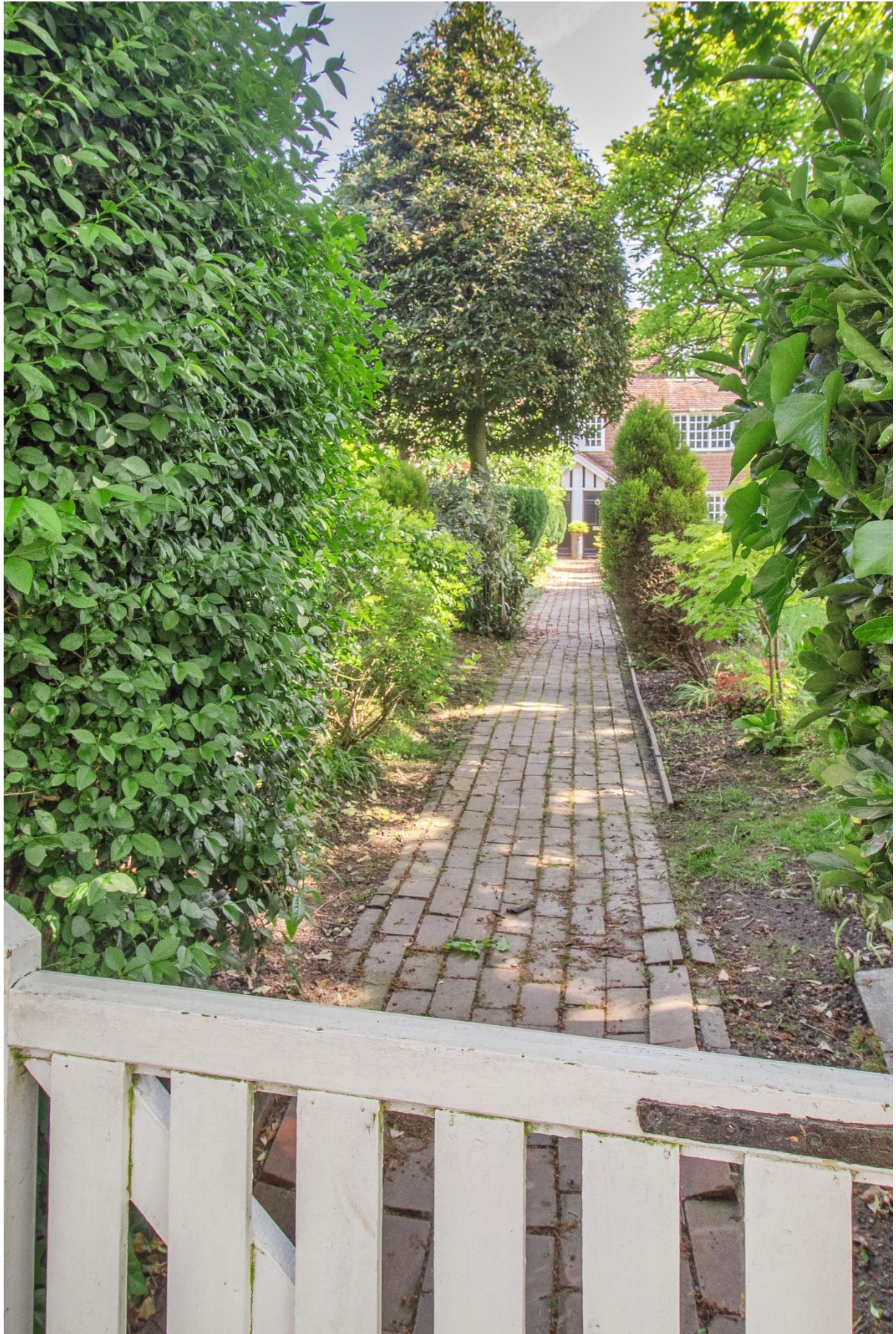




‘Our Focus Determines Your Reality’



HIGH STREET
Tenterden
Kent
TN30 6LB



Entrance Hall * Sitting/Dining Room * Fitted Kitchen
Ground Floor Bathroom

Principal Bedroom with Ensuite * Second Floor Bedroom

Charming Established Front Garden
Courtyard with Mediterranean Feel



QUINTESSENTIAL GRADE II LISTED COTTAGE

A quintessential, red brick and tile hung Grade II Listed cottage in the heart of the tree lined town of Tenterden.

Immaculately presented and spanning three floors with period features from exposed beams to inglenook fireplace, the accommodation consists of an entrance hall, a double aspect sitting/dining room with exposed beams, floorboards and inglenook fireplace with log burning stove, a fitted kitchen with a door leading to the garden and a bathroom on the ground floor.

On the first floor there is a principal bedroom with exposed beams, built-in storage and an ensuite shower room. A staircase leads to the second floor, double aspect, double bedroom.

The garden to the front is laid to lawn with mature planting, shielding the property from the High Street with a gate in a picket fence opening onto a path leading to the front door. To the rear the enclosed south facing courtyard has a Mediterranean feel, being laid to red brick, with a pergola and garden store. A gate in the garden fence opens allowing access to the Bridewell Lane Car Park and to the High Street.



TENTERDEN

Tenterden is a picturesque, Cinque Ports town with a tree-lined high street offering a comprehensive range of shops, including Waitrose and Tesco Supermarkets, cafés, bars, pubs, and restaurants.

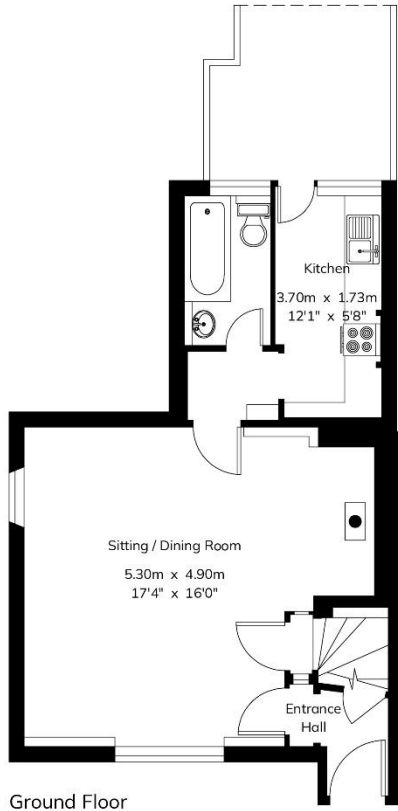
Locally there are several sporting facilities, including a leisure centre and several golf courses.

SCHOOLS AND CONNECTIONS

There is a variety of well-regarded schools in the area for children of all ages, from girls' and boys' grammar schools in Ashford to a number of private schools including Cranbrook, Dulwich, Bethany, Marlborough House, St. Ronan's, and Benenden.

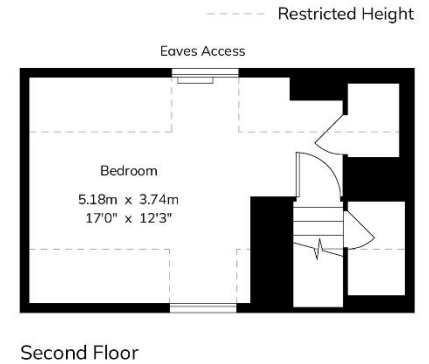
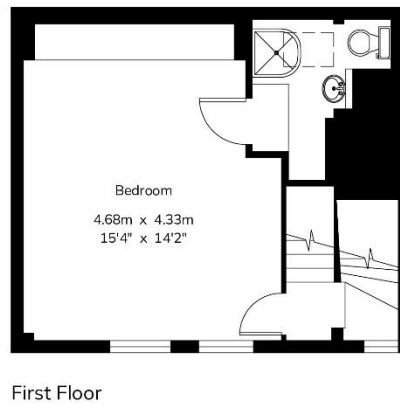
Mainline rail services to London Charing Cross, London Bridge, Cannon Street, Victoria, and St Pancras International are available from Headcorn and Ashford, which also has its own international station.





87 High Street

Gross Internal Area : 97.7 sq.m (1051 sq.ft.)



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SERVICES

All mains utilities connected. Gas fired central heating.

Although there is no on site parking, it is possible to purchase an annual season ticket for the car park in Bridewell Lane, a short walk from the cottage.

Ashford Borough Council - Council Tax Band E

EPC Rating: n/a

Please note that it should not be assumed that any fixtures and fittings are automatically included within the sale of this property.



Harpers and Hurlingham Property Consultants
The Corner House, Stone Street, Cranbrook, Kent TN17 3HE
Tel: 01580 715400
enquiries@harpersandhurlingham.com
www.harpersandhurlingham.com