

OAKHILL ROAD

SEVENOAKS



AN ELEGANT FAMILY HOME ON A PRESTIGIOUS PRIVATE ROAD

Occupying a private and elevated position, the property offers well-balanced accommodation extending to over 3,500 sq ft and complemented by a superb west-facing garden.



Local Authority: Sevenoaks District Council

Council Tax band: G

Tenure: Freehold





SITUATION

The house is situated on one of Sevenoaks' most sought-after private roads within walking distance to Sevenoaks station with its mainline links to London Bridge, Waterloo East and Charing Cross. Sevenoaks High Street is 0.8 of a mile and offers a range of shops, boutiques, restaurants and supermarkets.

There are numerous excellent schools in the vicinity in both the state and private sectors including New Beacon, Sevenoaks School, Trinity School, Weald of Kent Grammar and Sevenoaks Primary School to name a few.

A wide range of leisure facilities include swimming at Sevenoaks leisure centre, golf at Knole, cricket at The Vine and tennis at Hollybush.

The house is well-placed for the M25 being 3.2 miles from Junction 5.

(All distances approximate)













THE PROPERTY

The enclosed outer porch leads into a spacious reception hall providing access to the principal reception rooms which include a bright sitting room, formal dining room, study and breakfast room, offering excellent flexibility for both family living and entertaining. The kitchen has recently been fitted with a range of cabinetry and work surfaces, while a separate utility room, cloakroom and useful storage cupboards enhance the practicality of the layout.

To the rear, a spacious conservatory enjoys delightful views across the garden and provides an additional reception area that can be enjoyed throughout the year.

The first floor comprises five bedrooms. The principal bedroom benefits from extensive fitted furniture and attractive garden views. There are four further bedrooms with one currently arranged as a laundry room. The accommodation is served by a family bathroom and separate shower room.

Externally the property is set back from the road and afforded an excellent degree of privacy. Approached via a driveway there is ample parking for several vehicles.

A particular highlight is the rear garden, which enjoys a desirable westerly aspect and an excellent degree of seclusion. Thoughtfully landscaped, it features expansive areas of lawn, mature specimen trees, established planting and colourful borders. A generous paved terrace provides an ideal setting for outdoor dining and entertaining, while a garden store offers useful additional storage.





(Including Garage, Attic and Outbuildings)
Approximate Gross Internal Area = 345.1 sq m / 3713 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



James Storey
01732 744475
james.storey@knightfrank.com

Knight Frank
113 - 117 High Street
Sevenoaks, Kent, TN13 1UP

knightfrank.co.uk

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