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**Nevill Lodge**  
**Ferndale Close**  
**Tunbridge Wells**  
**£1,450 pcm**



### **2 Double Bedroom Fourth Floor Apartment in Popular St James**

This recently refurbished fourth floor, two double bedroom apartment, is a good size at 73 sqm and has lovely views. The dual aspect living room has a patio door that opens onto a private balcony. Both the master bedroom and the second double bedroom both have fitted wardrobes. There is a well equipped fitted kitchen and modern bathroom. Hallway storage cupboard and entry phone system. Parking on a first come first served basis. Extensive communal gardens. Modern electric heating, double glazing throughout, EPC band D. Council tax band C. Under a mile to the train station and a short walk to Tunbridge Wells town centre. Purpose-built building with lift. Available for long term let. Viewing highly recommended.





#### **Double Bedroom 2** 15' 1" x 8' 5" (4.6m x 2.57m)

The second double bedroom has a double glazed window and a wall mounted electric heater. There is a fitted wardrobe cupboard along one wall.

#### **Communal Garden**

Nevill Lodge sits in substantial communal gardens, that are mainly laid to lawn with some mature borders and trees.

#### **Parking**

Parking is available on the development on a first come first served basis.

#### **Location**

Nevill Lodge sits back from Ferndale Close, which is a quiet no-through road. The property has great local connections and is walking distance to the centre of town. Royal Victoria Place Shopping Centre is a 10 minute walk away, and Tunbridge Wells mainline station is just under a mile away. The popular St James' C of E Primary school is just over 5 minutes away on foot.

#### **EPC & Council Tax**

Energy Performance Certificate band D. Council tax band C, £3166.72 for 2026-27.

## **ACCOMMODATION**

#### **Living-Dining Room** 26' 1" x 11' 8" (7.95m x 3.56m)

The dual aspect living-dining room is a good size and has a patio door that leads to a private balcony. The room has two electric heaters, a TV point and a serving hatch that leads to the kitchen.

#### **Fitted Kitchen** 6' 10" x 6' 3" (2.08m x 1.91m)

The fitted kitchen has a sink with mixer tap, a full height fridge freezer, a washing machine, a fan oven and induction hob. A good range of wall and base kitchen cupboards provide plenty of storage.

#### **Master Bedroom** 15' 0" x 10' 0" (4.57m x 3.05m)

The master bedroom has a double glazed window and a modern electric heater. There is a fitted wardrobe along one wall.

#### **Family Bathroom** 6' 11" x 6' 7" (2.1m x 2m)

The family bathroom has a full length bath with electric shower over. There is a WC and a wall mounted basin with mixer tap and storage underneath. The room has a double glazed window, a radiator and a wall mounted storage cupboard with mirror doors.

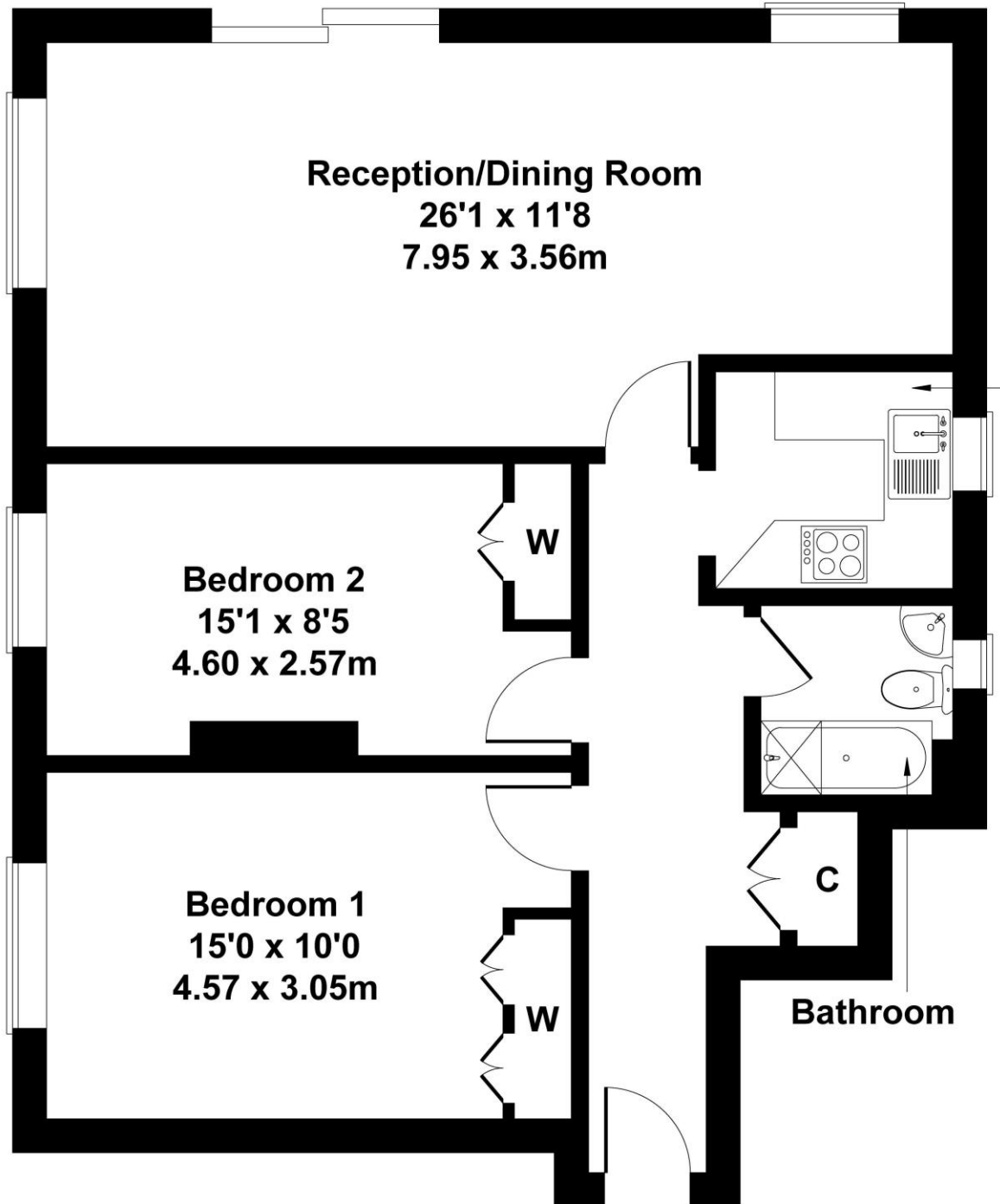




# Ferndale Close

Approximate Gross Internal Area  
764 sq ft - 71 sq m

Kitchen  
6'10 x 6'3  
2.08 x 1.91m



## FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2026  
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## IMPORTANT NOTICE

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