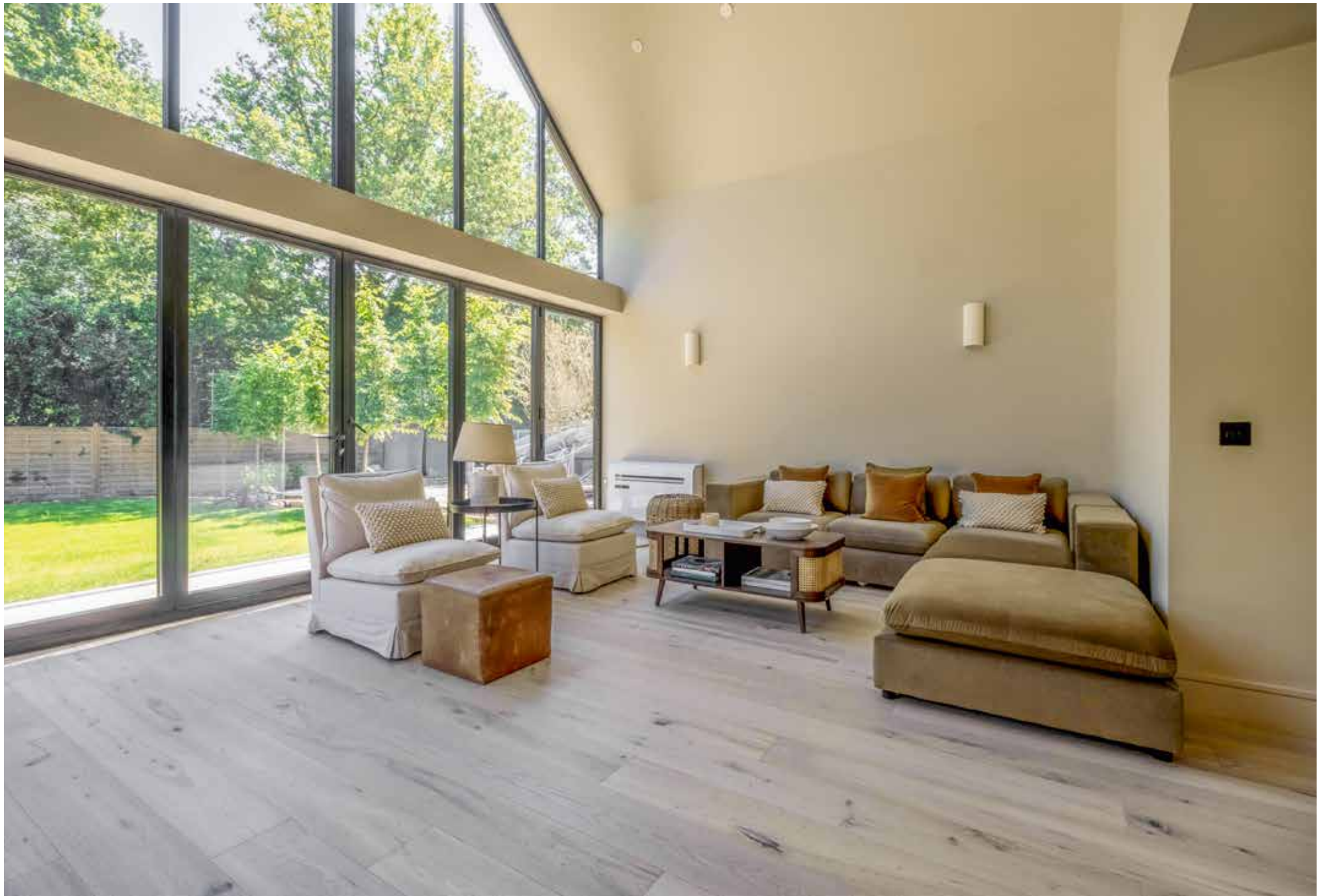




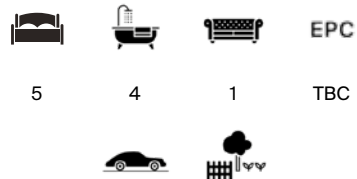
PAVILLION HOUSE

HILDENBOROUGH, TN11



HIGH SPECIFICATION NEW BUILD DETACHED HOME

A contemporary new built detached five bedroom family home, set in 1/3 of an acre on the rural fringes of Hildenborough, benefitting from a 10-year new home warranty.



Local Authority: Tonbridge & Malling District Council

Council Tax band: TBC

Tenure: Freehold



THE PROPERTY

Westongate strive to deliver luxury, sustainable homes that minimise the effect on the environment whilst providing a beautiful, relaxing place to live.

The property boasts an elegant and contemporary design complemented by a beautifully stylish and well-designed interior. Set in rural location with fantastic views and a stone's throw away from Hildenborough Station with it's easy access into Sevenoaks, excellent schools and transport links nearby.

Once inside you will be immediately struck by the level of attention to detail and the superior finish throughout. The house benefits from spacious open plan living, 5 double bedrooms, 4 ensuite bathrooms, a secluded location, private driveway and parking and beautifully landscaped gardens.











The superior specification of Pavillion House includes:

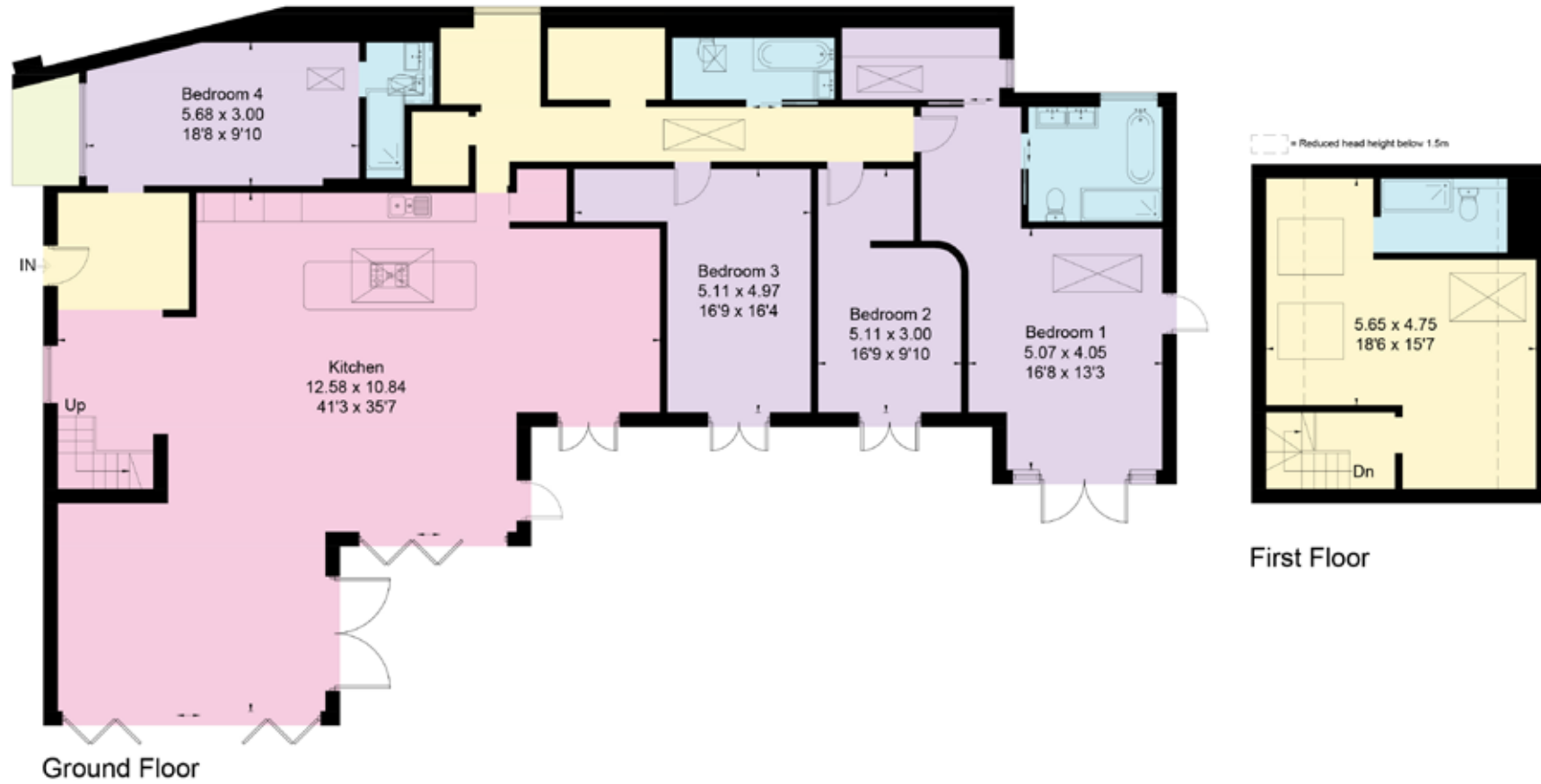
- British made bespoke Kitchen including Miele Appliances - Induction Hob, Wine Fridge, Integrated Fridge/Freezer, Quartz worktops, Island with quartz worktops and 1/4 in 1' tap.
- Electric Fireplace
- Wooden floors throughout (except bathrooms)
- Three ensuite bathrooms plus family bathroom, all high quality finishes
- Air Source Heat Pump Heating
- Underfloor Heating throughout ground floor
- Solar Panels
- Electrically operated Entrance Gates
- EV Car Charging Point
- Starlink broadband connection

Agents Note: EPC, to be confirmed





Approximate Floor Area = 261.6 sq m / 2816 sq ft



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #86855

Approximate Gross Internal Area = 261.6 sq m / 2816 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)



Edward Torry

E: edward.torry@knightfrank.com

T: 01732 744478

Knight Frank Sevenoaks

113-117 High Street, Sevenoaks, Kent

TN13 1UP

knightfrank.co.uk

Matthew Hodder-Williams

E: matthew.hodder-williams@knightfrank.com

T: 01732 744460

Your partners in property

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements given by Knight Frank in the particulars, by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of Knight Frank. 2. Material Information: Please note that the material information is provided to Knight Frank by third parties and is provided here as a guide only. While Knight Frank has taken steps to verify this information, we advise you to confirm the details of any such material information prior to any offer being submitted. If we are informed of changes to this information by the seller or another third party, we will use reasonable endeavours to update this as soon as practical. 3. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 4. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 5. Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors. 6. VAT: The VAT position relating to the property may change without notice. 7. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at <https://www.knightfrank.com/legals/privacy-statement>.

Particulars dated June 2026. Photographs and videos dated June 2026. All information is correct at the time of going to print. Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN. We use the term 'partner' to refer to a member of Knight Frank LLP, or an employee or consultant. A list of members names of Knight Frank LLP may be inspected at our registered office. If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to marketing.help@knightfrank.com or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.

