



Lambert & Foster



RAVENS CRAIG

HIGH STREET | CRANBROOK | KENT | TN17 3EN

*An early 1900s, 1342sqft, character terraced town house, providing a deep Victorian layout including two pretty reception rooms, three bedrooms, an extended bright and modern rear kitchen as well as a converted basement, all while conveniently located on the popular Cranbrook high street. Cranbrook School catchment area.
No onward chain.*

Guide Price £450,000

FREEHOLD





RAVENS CRAIG HIGH STREET, CRANBROOK, KENT, TN17 3EN

Ravenscraig is a terraced townhouse presenting brick elevations with some fibre cement weatherboard cladding to the rear, set with UPVC sash-style double glazed windows beneath a pitched tile roof.

This character home offers a long arrangement of elegant accommodation, including a snug and a lounge/dining room, trimmed with coving, railing, ceiling roses and alcove cabinets flanking fireplace and surround. The latter incorporates a single patio door out to a brick paved yard. Further back is positioned a cloakroom, a separate utility with bench surface and shelving and lastly a well-proportioned and brightly-lit kitchen surfaced with granite, including a Beko electric range cooker and spaces for fridge/freezer and dishwasher, all ending at a glazed wall of double patio doors between single casement windows.

A central wraparound stairwell with gallery landing space at ground and upper level, leads down via enclosed library-shelved stairs to a converted basement with below-street-level window, featuring alcoves and fitted cabinets to lend itself well as a study. Above the first floor landing is a high vaulted ceiling with two pretty stained glass insets separating the main double bedroom – fitted with double wardrobe, shower room en-suite and offering an elevated double aspect street view – from a second double bedroom with outlook across gardens and blossom trees. A compact family bathroom installed with white panelled bath, overhead power shower and basin sits at the rear before a useful nursery room/ third bedroom.

- **A 1,342sqft character terraced town house**
- **Two elegant sitting rooms, snug and lounge/dining**
- **Modern fitted kitchen, separate utility**
- **Converted basement**
- **Three bedrooms**
- **Enclosed patio and lawned garden**
- **Prominent high street location**
- **Convenient walk to amenities**
- **Cranbrook School catchment area**
- **No onward chain**



GARDEN

Ravenscraig's fenced and split-level garden has a pleasing symmetry and combines a brick paved patio with a raised lawn and brick footpath leading to additional central and corner seating areas, plus a practical concrete base on which stands an Asgard metal shed for storing outdoors paraphernalia. Side access is gained from either the aforementioned yard or kitchen patio to a gated pedestrian service pathway across the adjoining neighbour Holm House providing access to the high street for bin collection.

VIEWING: By appointment only

Cranbrook Office: 01580 712888.

WHAT3WORDS: senders.nutrients.steers

TENURE: Freehold

SERVICES & UTILITIES:

Electricity supply: Mains **Water supply:** Mains

Sewerage: Mains **Heating:** Gas central heating

BROADBAND & MOBILE COVERAGE:

(Visit <https://checker.ofcom.org.uk/en-gb/broadband-coverage> or enquire with the office for more information).

LOCAL AUTHORITY: www.tunbridgewells.gov.uk

COUNCIL TAX: Band E **EPC:** D (66)

COVENANTS: TBC

SITUATION

Occupying a prominent high street location, Ravenscraig is just a short walk to its conveniences ranging across Co-op supermarket, boutique shops, GP and professional services, leisure centre and the much favoured grammar, Cranbrook School.

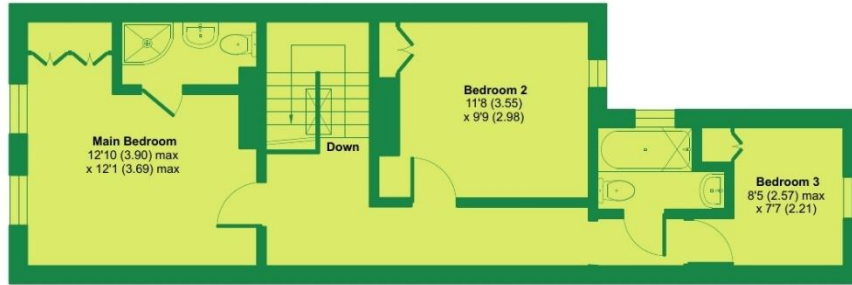
Excellent education facilities in both state and private sector also include a primary school, preparatory schools in Cranbrook and Hawkhurst and additional grammars in Tunbridge Wells, Ashford and Maidstone. A mainline railway station at Staplehurst village provides fast and frequent access to London, Charing Cross with a travelling time of 60 minutes.

For identification purposes only. The position and size of doors, windows, appliances and other features are approximate only.

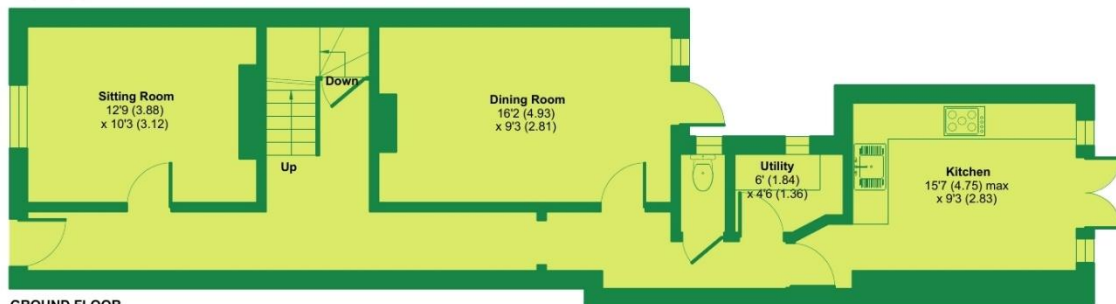
Ravenscraig, High Street, Cranbrook, TN17 3EN

Approximate Area = 1342 sq ft / 124.6 sq m

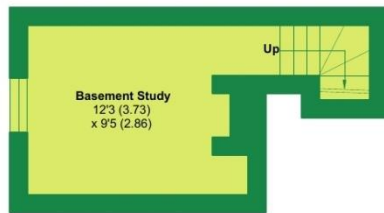
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FIRST FLOOR



GROUND FLOOR



LOWER GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n1checom 2026. Produced for Lambert and Foster Ltd. REF: 1433858

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