



Lambert & Foster



BRAMLEY ROAD

EAST PECKHAM | TONBRIDGE | KENT | TN12 5BP

This well-presented three-bedroom semi-detached property in the popular village of East Peckham has been thoughtfully improved to provide modern and practical family living. The home benefits from a contemporary fitted kitchen and refurbished bathrooms, offering a move-in-ready finish throughout. Externally, the property offers a driveway providing off-road parking for multiple vehicles and a generous rear garden, ideal for families and outdoor entertaining. Situated in a sought-after village location with a range of local amenities, schools, and transport links nearby, this property is ideal for families and professionals alike.

Guide Price £425,000 - £450,000

FREEHOLD





29 BRAMLEY ROAD

EAST PECKHAM, TONBRIDGE, KENT, TN12 5BP

- Three-bedroom semi-detached property located in the popular village of East Peckham
- Well-presented throughout with accommodation suited to modern family living
- Driveway providing off-road parking for multiple vehicles
- Generous rear garden offering excellent outdoor space
- Popular residential location within easy reach of village amenities
- Paddock Wood is a short drive away for a mainline station with links to London

VIEWING: By appointment only.

Paddock Wood Office: 01892 832325.

WHAT3WORDS: ///swerving.happen.without

TENURE: Freehold

SERVICES & UTILITIES:

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

Sewerage: Mains **Heating:** Mains Gas

BROADBAND: Standard, Superfast, Ultrafast available

MOBILE COVERAGE: Good Outdoor

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

LOCAL AUTHORITY: Tonbridge And Malling Borough Council

COUNCIL TAX: Band E **EPC:** C (72)

COVENANTS: None Known

FLOOD & EROSION RISK: Property flood history: None **Rivers and the sea:** Very Low **Surface Water:** Very Low **Reservoirs:** Speak to Agent **Groundwater:** Unlikely
(Visit flood-map-for-planning.service.gov.uk or enquire with the office for more information).

PHYSICAL CHARACTERISTICS: Brick built under tiled roof



PARTICULARS, PLANS AND SCHEDULES: The particulars and acreages stated, together with the plans are believed but not guaranteed to be correct. They are given by the Agents to assist viewers but are specifically excluded from any contract. Prospective purchasers must satisfy themselves as to the information enclosed.

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

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Approximate Area = 1089 sq ft / 101.1 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Lambert and Foster Ltd. REF: 1494017

OFFICES LOCATED AT:

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Tel. 01892 832 325
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Paddock Wood, Kent TN12 6DS

WADHURST, EAST SUSSEX
Tel. 01435 873 999
Helix House, High Street,
Wadhurst, East Sussex TN5 6AA

HYTHE, KENT
Tel. 01303 814 444
Hillhurst Farm, Stone Street,
Westenhanger, Hythe CT21 4HU

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Tel. 01580 712 888
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