



## 2 Nelson Avenue, Tonbridge, TN9 1XA #P-QUALIFIED-PRICE £290,000 - £300,000

Jack Charles are delighted to offer for sale this Victorian mid terrace house, situated in a convenient location for Tonbridge town centre, the mainline station and the High Street.

The property offers excellent potential for improvement and would benefit from a programme of redecoration and modernisation throughout. Accommodation is arranged over two floors and comprises a sitting room to the front, which leads through to a Kitchen / dining room beyond this is the kitchen is a rear lobby with access through to the ground floor bathroom and outside. The inner hall has stairs rising to the first floor where there three bedrooms.

Externally, the property benefits from a small rear garden.

An ideal opportunity for buyers looking to put their own stamp on a well located home within easy reach of the town's amenities and transport links.

- Requires Modernisation
- Sitting Room
- Kitchen / Dining Room
- GF Bathroom
- Three Bedrooms
- Garden
- Central Location
- Viewings Recommended

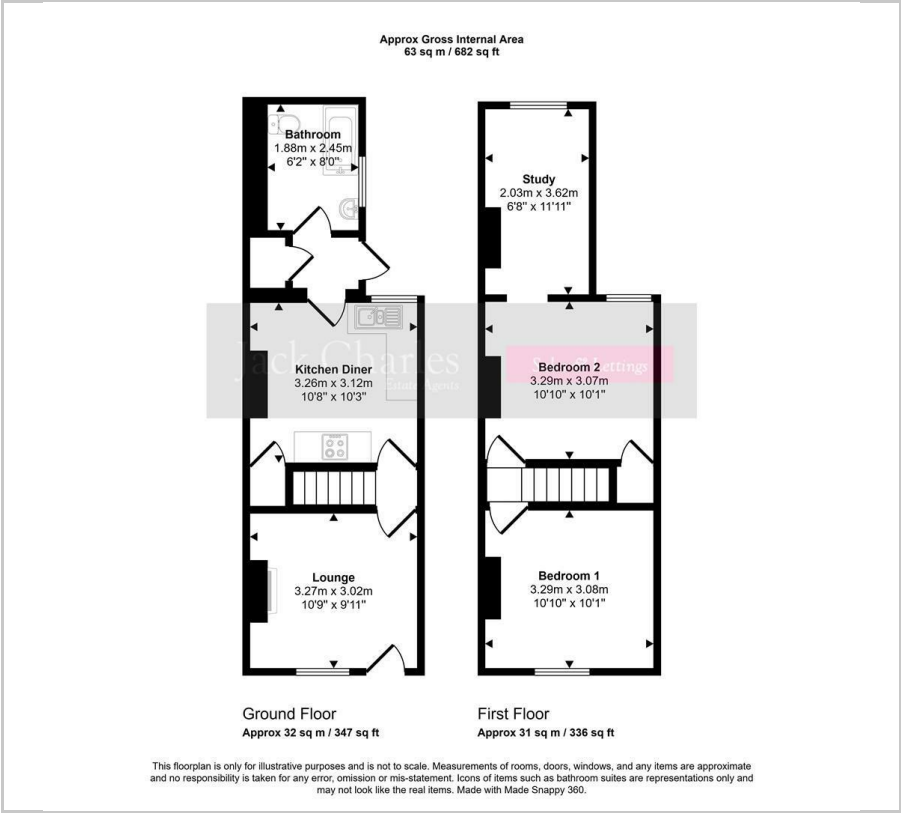
### Viewing

Please contact our Jack Charles Tonbridge Office on 01732 75 75 80 if you wish to arrange a viewing appointment for this property or require further information.





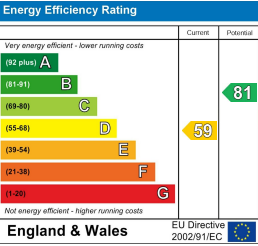
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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