




5 CLAREMONT GARDENS

Tunbridge Wells, Kent



A WONDERFUL DETACHED FAMILY HOME

Offering well-configured accommodation arranged over two storeys and situated in the sought-after 'Village' area with off-street parking and a superb rear garden.

   EPC
4 1 2 D

Local Authority: Tunbridge Wells Borough Council

Council Tax Band: G

Tenure: Freehold

Services: Mains water, electricity and drainage. Gas-fired central heating.

Postcode: TN2 5DD what3words.com/poetic.invite.acting



SITUATION

Claremont Gardens is situated on the edge of the 'Village' area, within easy reach of everything the town has to offer, including specialist shops, boutiques and restaurants on the High Street and Pantiles.

The mainline railway station is just 0.4 of a mile away with services to London from approximately 42 minutes.

Tunbridge Wells is renowned for an excellent choice of schools such as nearby Claremont Primary (0.2 of a mile away) and grammars for boys and girls. Preparatory schools include Rose Hill, The Mead and Holmewood House.

Open green spaces nearby include Calverley, Grove and Dunorlan parks.





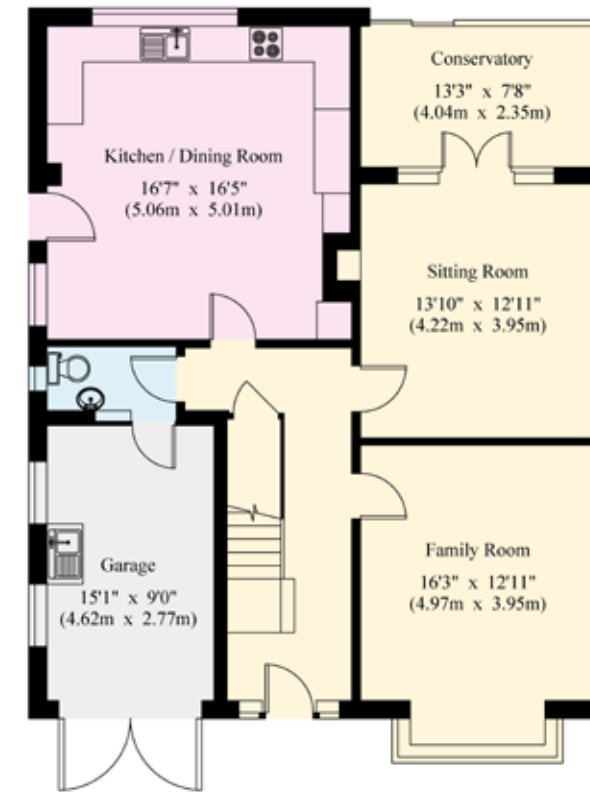


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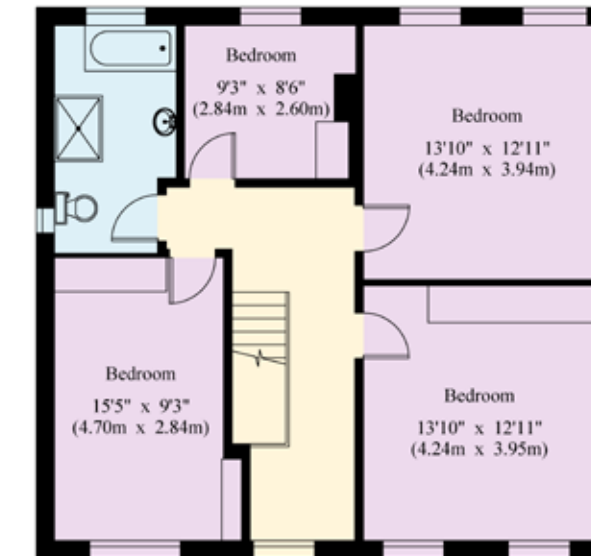
There are two generous reception rooms, currently configured as a sitting room and family room, leading through to a conservatory. The kitchen/dining room is situated at the rear with a wonderful outlook over the garden. The kitchen comprises a range of neutral shaker style units with stunning worksurfaces and plenty of space for a central family dining table. A downstairs cloakroom completes this level. There are four bedrooms on the first floor, served by a luxuriously appointed family bathroom.

At the front, there is a good-sized private driveway providing ample off-street parking. The rear garden is a true highlight, having been lovingly cared for, with perfectly placed seating and a delightful path with well-stocked borders leading up to an expanse of lawn.





Gross Internal Area : 183.1 sq.m (1970 sq.ft.)
(Including Garage)



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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)

We would be delighted
to tell you more.

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