



Price

£880,000
Freehold

Tibbs Court Lane, Brenchley, Tonbridge, Kent,
TN12

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Tonbridge, Kent, TN12

Train Stations:

Paddock Wood 2.9 miles

Beltring 4.4 miles



Fully refurbished and ready to move into
Beautiful country kitchen with island
Work-from-home study with character
features

Large, landscaped gardens and
entertaining terrace

Oak cart lodge, garage and generous
parking

Rural views and tucked-away setting





Set in a peaceful, large, gated gravel drive, the house is a beautiful example of a beautifully refurbished, large and adjoining period property with exceptional country enhancements, creating a stylish yet practical home designed for modern family life.

The welcoming entrance hall leads to a series of elegant reception rooms. Front-facing rooms enjoy attractive views across the gravel driveway, quiet lane. To the rear, the principal living spaces overlook beautifully landscaped gardens, where mature planting and colourful borders create a quintessential English country garden setting.

The study provides an excellent work-from-home space, with bespoke fitted shelving and cupboards framing an exposed brick chimney breast with wood-burning stove. The sitting room is presented in calming neutral tones and features a fireplace together with doors opening directly onto the terrace and gardens. At the heart of the house is a beautifully redesigned kitchen and dining room, fitted with classic country-style cabinetry, wooden

flooring and a substantial central island. French doors open onto the terrace, creating an effortless flow between indoor and outdoor living. A practical utility room with side access is ideal for muddy boots, dogs and everyday family life, while a cloakroom completes the ground floor. Arranged over three floors, the accommodation offers four well-proportioned bedrooms. The principal bedroom enjoys a peaceful outlook over the rear gardens and benefits from an en suite shower room. Two further double bedrooms are served by a stylish family bathroom with both bath and separate shower. On the second floor, a charming bedroom features a cast iron fireplace, exposed brick chimney breast and dormer window creating a delightful study or reading nook. Outside, a paved terrace accessed from both the kitchen and sitting room provides the perfect setting for entertaining. Beyond, lawns wrap around the house and are complemented by rose-filled borders, a pergola seating area and mature trees that provide privacy and attract abundant

What the owner says...

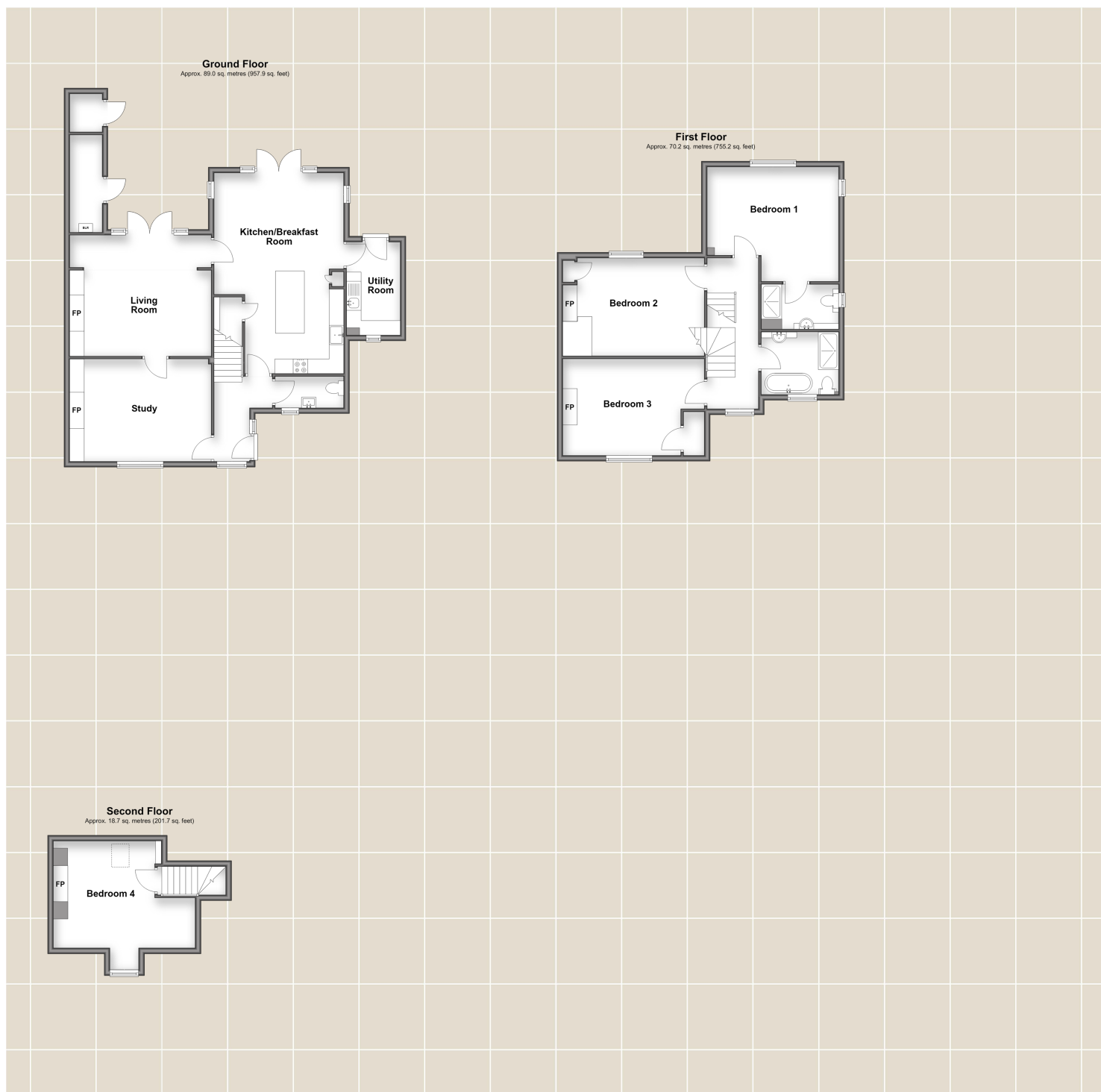
"What we have loved most about living here is the balance between peaceful countryside living and everyday convenience. Tucked away amongst quiet rural lanes, the house enjoys a wonderful position between the popular villages of Brenchley, Horsmonden and Lamberhurst, allowing us to enjoy a true village lifestyle while remaining exceptionally well connected.

The surrounding countryside provides endless opportunities for walking, cycling and exploring. Bedgebury National Pinetum and Bawl Water have become favourite destinations for family days out, while footpaths and rolling farmland can be enjoyed almost from the doorstep.

For families, the location is particularly appealing. There is an excellent choice of highly regarded schools nearby, including Brenchley Primary School together with an outstanding selection of grammar, state and independent schools in Tonbridge, Cranbrook and Tunbridge Wells.

Despite the rural setting, commuting is remarkably straightforward. Paddock Wood station offers regular services into London, while the nearby A21 provides convenient access to the motorway network, coast and airports. Tunbridge Wells is also within easy reach and offers an excellent range of shopping, cafés, restaurants, cultural attractions and everyday amenities.

For us, however, the greatest attraction has always been the lifestyle. Whether enjoying summer evenings on the terrace, relaxing in the garden surrounded by birdsong and wildlife."



For directions to this property please contact us.

Viewing: Strictly by appointment with Fine & Country's offices in:

Tunbridge Wells on 01892 570267

20 High Street, Tunbridge Wells, Kent, TN1 1UX
tunbridge.wells@fineandcountry.com

London office

121 Park Lane, Mayfair, London, W1K 7AG

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