

SKIPPERS DOWN

Wrotham, TN15



VERSATILE DETACHED BUNGALOW WITH OUTSTANDING VIEWS

A detached bungalow of 2,656 sq ft, set along a quiet lane on the edge of Wrotham, enjoying an elevated position with far reaching panoramic views.



4-5



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EPC

E

Local Authority: Tonbridge & Malling Borough Council

Council Tax band: G

Tenure: Freehold



ACCOMMODATION

Designed to maximise the open outlook and views to the front, the accommodation is thoughtfully arranged with the main reception rooms forming the central section of the home, and two separate bedroom wings positioned on either side.

The welcoming entrance hall leads through to the dining room, a large sitting room with stunning views and French doors and a bright morning room with open fire. Both the morning room and dining room have direct access to the outside and take full advantage of the property's elevated aspect. The high gloss contemporary kitchen is located to the rear, overlooking the garden and features integrated appliances and an adjoining utility area











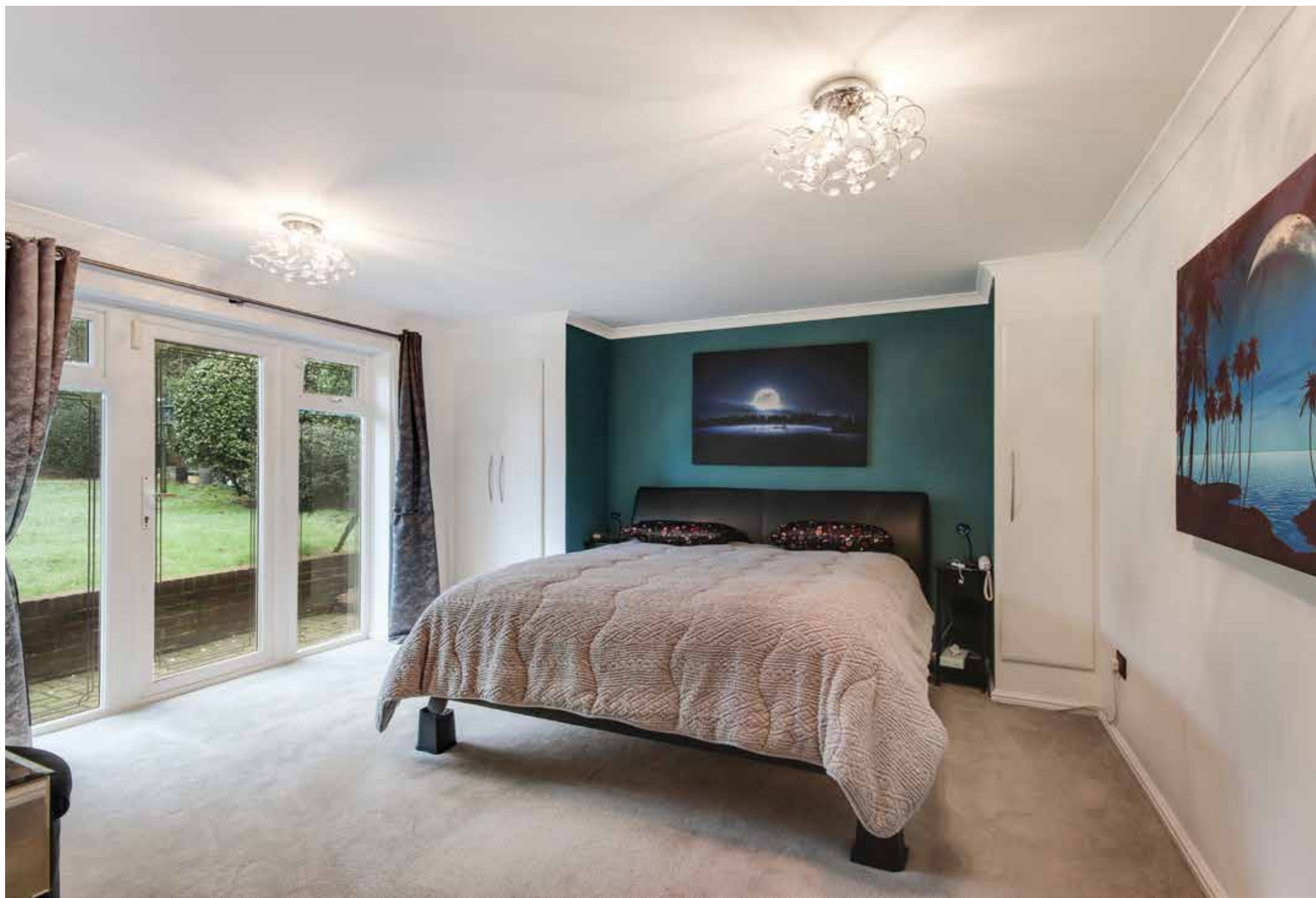
BEDROOMS & SITUATION

The principal bedroom includes a dressing area, additional wardrobe space and an ensuite bathroom. This wing also contains two further bedrooms and a shower room. On the opposite side of the bungalow is a family room/additional bedroom, bedroom with fitted wardrobes, bathroom and a generous utility room. This area offers excellent potential to be configured as a self-contained annexe with its own entrance.

The quiet rear garden features a pond, terrace and covered seating area. A gate leads to a small meadow and wooded area which is carpeted with Bluebells in Spring and the garden backs onto fields at the rear. The property sits within a plot of over an acre, comprising a large rear garden and an additional paddock and wooded area, which is full of Bluebells in Spring. An electrically operated gate opens onto the driveway, leading to a double garage and generous parking area for multiple vehicles.

Wrotham is well placed for transport connections, with the M20 and M26 giving access to the M25, the wider motorway network, Dover and the Channel Tunnel. Rail services from Borough Green station reach London Bridge in approx 38 mins and Charing Cross from approx 48 minutes.

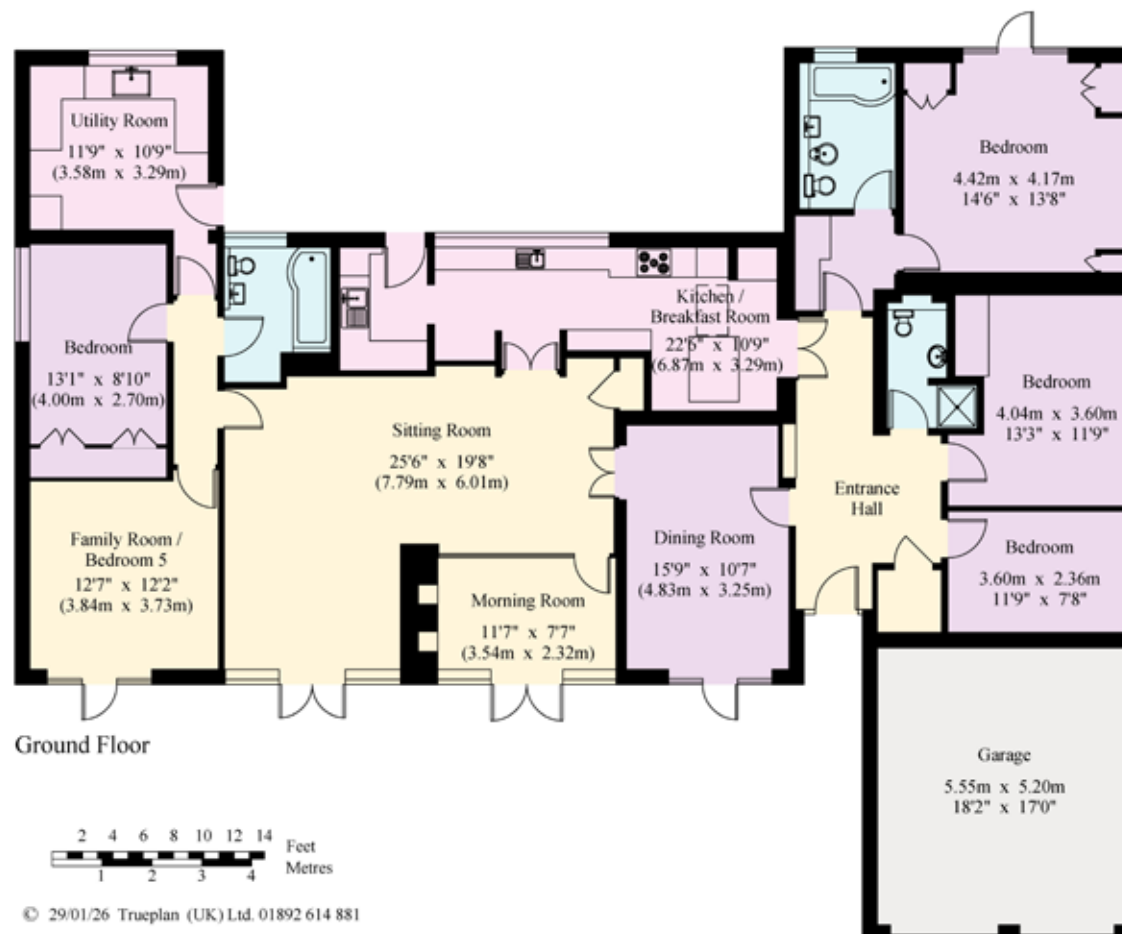




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Gross Internal Area : 246.8 sq.m (2656 sq.ft.)

(Including Garage)



This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the Important Notice on the last page of the text of the Particulars.

Approximate Gross Internal Area = 246.8 sq m / 2656 sq ft

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)



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