



**Guide Price**

**£700,000**

**Freehold**

4x  3x  2x 

**Chestnut Lane, Matfield,  
Tonbridge, Kent, TN12**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards





## Main features

- Detached Bungalow extended & refurbished to a very high standard
- Fabulous kitchen/dining room
- Bright & spacious rooms
- Excellent parking amenities & garage with power & water
- Beautifully landscaped garden with feature pergola
- Sought after village location

## Accommodation

### GROUND FLOOR

Entrance Hall

Kitchen/Diner: 20'6 x 16'6 (6.25m x 5.03m)

Lounge: 16'1 x 11'8 (4.91m x 3.56m)

Bathroom: 12'10 x 7'5 (3.91m x 2.26m)

Bedroom 2: 11'8 x 10'11 (3.56m x 3.33m)

En suite Shower Room Bedroom 2

Bedroom 3: 12'0 x 10'10 (3.66m x 3.30m)

Bedroom 4/Study: 12'1 (3.69m) narrowing to 8'6 (2.59m) x 11'5 (3.48m)

### FIRST FLOOR

Landing

Bedroom 1: 12'5 x 11'6 (3.79m x 3.51m)

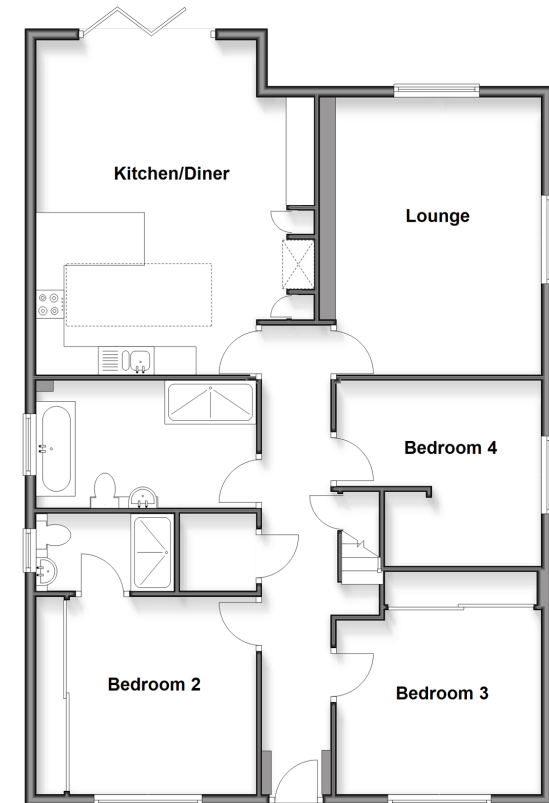
Ensuite Shower Room

### OUTSIDE

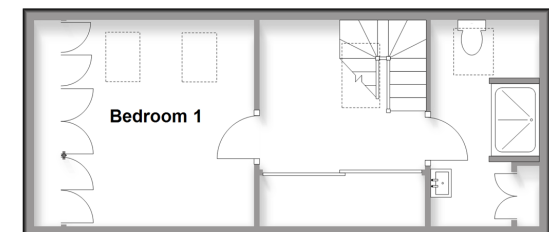
Garage & Off Road Parking

Rear Garden

**Ground Floor**  
Approx. 114.6 sq. metres (1234.1 sq. feet)



**First Floor**  
Approx. 32.7 sq. metres (352.4 sq. feet)



**Call Paddock Wood - 01892 836877 ■ [wardsokent.co.uk](http://wardsokent.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease



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