



Peter
Buswell
Independent Family Estate Agents

Waterloo Road, Cranbrook

2 1 2



Main Description

Charming Character Cottage Within Walking Distance of Cranbrook Town Centre and available with no onward chain.

Situated in a highly convenient location just a short stroll from the heart of Cranbrook, this beautifully presented two-bedroom attached character home offers well-maintained accommodation, period charm and a delightful rear garden.

The property is approached via a gated footpath from Waterloo Road, leading to an attractive stable front door which opens into a welcoming dining room. This inviting space features a decorative fireplace, a front-facing window and stairs rising to the first floor, creating a warm and characterful first impression.

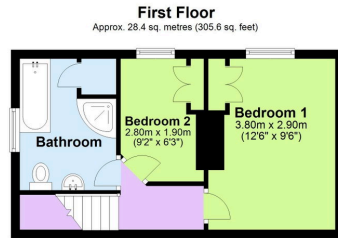
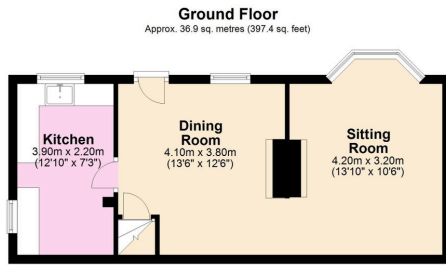
The bright and comfortable sitting room enjoys a bay window to the front, allowing natural light to flood the room, whilst a striking Victorian iron fireplace with decorative surround provides an attractive focal point and cosy atmosphere.

To the rear, the well-appointed kitchen combines practicality with charm, fitted with base units, wooden worktops and a traditional butler sink with swan-neck mixer tap. There is space for a freestanding oven and fridge/freezer, together with plumbing for a dishwasher and washing machine, all complemented by tiled flooring.

On the first floor, the landing leads to two comfortable bedrooms and the family bathroom. The principal bedroom benefits from a built in wardrobe and front-facing outlook, whilst the second bedroom is equally well-presented and carpeted throughout.

The bathroom is fitted with a panelled bath, corner shower enclosure, pedestal wash hand basin and low-level WC, together with an airing cupboard and attractive tiled flooring and splashbacks.





Total area: approx. 65.3 sq. metres (703.0 sq. feet)

- GUIDE PRICE £300,000 TO £315,000
- AVAILABLE WITH NO ONWARD CHAIN
- PRETTY REAR GARDEN WITH OUTBUILDING
- WITHIN EASY WALKING DISTANCE TO CRANBROOK TOWN
- EPC RATING D
- ATTACHED TWO BEDROOM CHARACTER HOUSE
- WELL PRESENTED ACCOMMODATION THROUGHOUT
- BATHROOM WITH BATH & SHOWER
- CRANBROOK SCHOOL CATCHMENT AREA
- COUNCIL TAX BAND C

