

VALE & MARSH

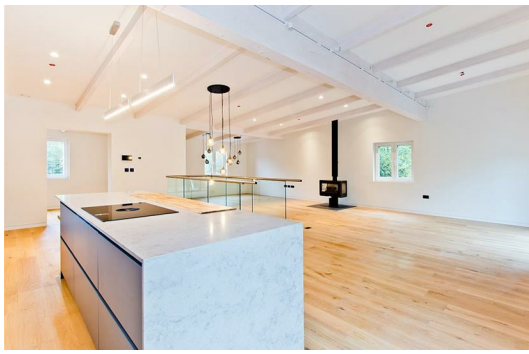
3 Flimwell Park Hawkhurst Road, Wadhurst TN5 7FJ

A unique, architecturally significant 5/6 bedroom, detached ecologically advanced home situated on the award winning Flimwell Park development. Featured on Country File, noted for its ingenious design and materials, superb sustainability credentials, amazing restaurant (Birchwood) and beautiful woodland views.

£4,000 Per Calendar Month







Description

Flimwell Park is located adjacent to 46 acres of woodland in the High Weald Area of Outstanding Natural Beauty on the Kent/East Sussex border with impressive amenities nearby such as Birchwood restaurant, the Weald Smokery, Eggs to Apples Farm shop, Lamberhurst Gold Club, Begebury Pinetum and Bewl Water.

The properties come with an array of solar panels, rainwater harvesting and air source heat pump with underfloor heating throughout and were built using the latest 'LVL sandwich panels and fireproof material with Corten steel on the exterior. The highly modern finish is designed by The Bartlett School of Architecture Lecturer and The Architect Ensemble, Steve Johnson.

The accommodation comprises:

Ground Floor: Hallway, Bedroom 1 - double, Bedroom 2 - double, Bedroom 3 - double with en suite shower, Plant Room, Family bathroom with shower.

First Floor: Landing, WC / Cloakroom, Bedroom 4 - double with en suite bathroom, Bedroom 5 - master suite, double with walk in wardrobe and ensuite bathroom with his and hers sinks, Bedroom 6 / Study.

2nd Floor: Vast open plan Living Space, impressive hand made Kitchen with integral appliances, modern wood burner, terrace with views, snug / media room.

Exterior: Wrap around terrace. Allocated parking. 2 dedicated electric car charging points. (Tesla fast charge points on site).

Services: Mains Electricity, Mains Water, Solar Panels, Air Source Heat Pump

EPC: 'A'

Location

Flimwell Park Location is situated approximately 2 miles to the west of the popular village of Hawkhurst which offers good local shopping and amenities including the Kino Digital Cinema, Waitrose and Tesco supermarkets, independent shops and several pubs and restaurants. More extensive shopping and leisure facilities can be found in Cranbrook (5.5 miles), Tunbridge Wells (12.1 miles) and Tenterden (12.4 miles).

Nearby Bewl Water Reservoir at Lamberhurst (5.2 miles) offers a wide range of activities including fishing, sailing, rowing and wonderful walks. Bedgebury Pinetum (1 mile) also has excellent local walks, cycling, riding and outdoor music concerts. Camber Sands are about 19 miles to the south.

Mainline Rail Services: Etchingham (5 miles) or Wadhurst (7.4 miles) stations have frequent services to London via London Bridge and Waterloo East. A high speed train service runs from Ashford (23.5 miles) to London St Pancras in about 37 minutes.

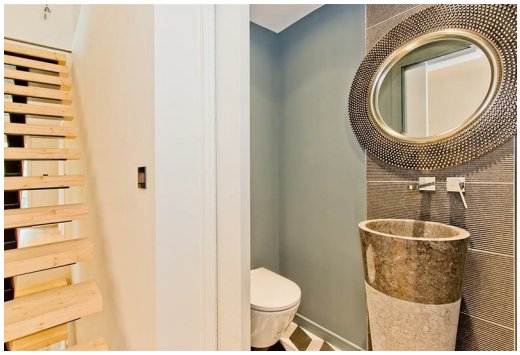
Schools: There is an excellent range of schools in the area in both the state and private sectors at primary and secondary levels.

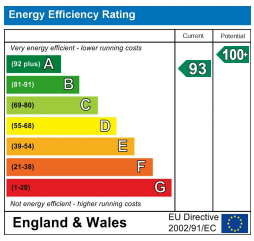
*All distance and travel times are approximate.

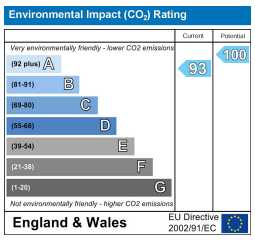












IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only.
A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale.
If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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