The Gables
Delarue Close | Tonbridge | Kent | TN11 9NN

FINE & COUNTRY

STEP INSIDE

An attractive and beautifully presented detached family home, occupying a generous corner plot at the end of a peaceful cul-de-sac of individual properties. Set within mature, established gardens with a desirable southerly aspect and adjoining Springwood Park, the property enjoys an enviable combination of privacy, space and convenience, while being approximately 2.6 miles from Tonbridge station and High Street.

Coming to the market for the first time in 25 years, this much-loved family home offers spacious and versatile accommodation, complemented by beautifully landscaped gardens, a detached double garage and wine cellar.

The ground floor accommodation is arranged around a welcoming central entrance hall, featuring a galleried landing, downstairs cloakroom and useful understairs storage.

The impressive through lounge enjoys a dual aspect and features a characterful inglenook fireplace with log burner, creating an inviting focal point to the room. Double doors from the entrance hall lead into an elegant separate dining room, providing an ideal setting for both family dining and entertaining.

The newly renovated kitchen provides generous preparation and storage space, together with a dual fuel range cooker, integrated appliances and bespoke display cabinetry. The kitchen opens into a well-proportioned home office, which offers excellent flexibility and could equally serve as a playroom, snug or additional breakfast room.

A separate utility room provides further practicality, with direct access to the side patio and seating area, as well as convenient access to the detached double garage.

To the rear of the property is a bespoke conservatory, thoughtfully designed to complement the original brickwork of the house. Providing additional seating and dining space while overlooking the gardens, it creates a wonderful connection between the home and its attractive surroundings.

The galleried first-floor landing leads to four generous double bedrooms, all benefiting from fitted wardrobes, together with a well-appointed four-piece family bathroom.

Bedroom two benefits from its own en-suite shower room, while the impressive principal suite has been thoughtfully created by incorporating the original fifth bedroom. This provides a particularly spacious and luxurious retreat, complete with fitted dressing room, private seating area and a newly appointed en-suite shower room.

Gardens & Grounds

A particular feature of the property is the beautifully established wrap-around garden, which enjoys a desirable southerly aspect and has been carefully landscaped to provide an attractive and secluded outdoor setting.

Mature trees, shrubs and well-stocked borders provide excellent privacy, while an orchard area adds further character to the grounds. A bespoke greenhouse form Hartley Botanic, overlooks a substantial koi pond with water feature, creating an attractive focal point within the garden.

A central seating area, mature borders and landscaped patio benefit from thoughtfully positioned lighting, allowing the gardens to be enjoyed and appreciated throughout the year. The combination of established planting, entertaining areas and secluded spaces makes the grounds particularly well suited to both family life and outdoor entertaining.

To the front of the property is a detached double garage with remotely operated double doors, and useful storage within the pitched roof. The garage also provides access to the property's wine cellar from Spiral Cellars.

The property offers further potential to extend or adapt the existing accommodation, subject to obtaining the necessary planning consents.

Location

The property is conveniently positioned for Tonbridge and the surrounding area, with excellent access to shopping, schools, leisure facilities, transport links and the Kent countryside.

SELLER INSIGHT

"A wonderful family home and somewhere we have been incredibly fortunate to watch our family grow.

One of the things we have always loved most is the sense of space and privacy. Being tucked away at the end of the cul-de-sac, with the garden wrapping around the house and Springwood Park alongside, gives the property a wonderfully peaceful feel. At the same time, Tonbridge is only a short drive away, so we have always felt close to everything we need.

The part of the property we will miss most is its southerly aspect as this means there always seems to be somewhere to enjoy the sunshine, whether its spending time on the patio or simply enjoying the changing seasons. In the evenings, the garden lighting completely changes the atmosphere and has made it a lovely space for entertaining family and friends.

Inside, the house has evolved with us over the years. The different reception rooms have given us the flexibility we needed as family life changed, while the conservatory has become a particularly enjoyable place to sit and look out over the garden. More recently, we have renovated the kitchen and utility room.

There are also plenty of smaller things we have come to appreciate: the inglenook fireplace on a winter evening, having a proper double garage and plenty of storage, the wine cellar, and being able to step outside and enjoy such a mature and private garden.

After a quarter of a century, leaving will undoubtedly be bittersweet. It has been a very happy home for us, filled with countless family occasions and memories, and we hope its next owners will enjoy living here every bit as much as we have."

* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.

Travel

Mainline Rail Services:
Tonbridge station (approximately 2.7 miles) and Hildenborough station (4.1 miles) provide services towards London Bridge, Cannon Street and Charing Cross.

Road Links:
The M20 at Wrotham Heath, approximately 7 miles away, provides convenient connections to the M25, Gatwick and Heathrow airports, as well as routes towards the Channel Tunnel.

Healthcare

Hildenborough & Tonbridge Medical Group (Hildenborough Medical Centre)
Hadlow Medical Centre
Tonbridge Community Hospital
Tonbridge Medical Group
Warders Medical Centre

Pharmacies:
Hildenborough village centre
Tonbridge High Street
Angel Centre / central Tonbridge area

Education

Primary Schools:
The surrounding area offers a selection of well-regarded primary schools, including those at Shipbourne, Plaxtol and Tonbridge.

Secondary Schools:
Tonbridge is particularly well known for its excellent selection of schools, including The Judd School, Tonbridge Grammar School and Weald of Kent Grammar School.

Independent Schools:
Preparatory and independent schooling in the wider area includes Somerhill, Sevenoaks Prep, The Granville School, Hilden Oaks, Hilden Grange, Tonbridge School and Sevenoaks School.

Leisure Clubs & Facilities

The area offers an excellent choice of countryside walks and bridleways, together with a number of golf courses including Poult Wood Golf Centre, Wilderness Golf Club, Knole Park Golf Club and Nizels Golf & Country Club. Sevenoaks also offers a range of swimming and leisure facilities

Entertainment

Outdoor Theatre & Cinema at Tonbridge Castle
Hildenborough Farmers' Market
Hildenborough Village Fête
Medway Valley Walks
Spa Valley Railway
Eagle Heights Wildlife
Haysden Country Park
Odeon Tunbridge Wells
Royal Victoria Place, Tunbridge Wells
The Half Moon, Hildenborough
The Plough, Leigh
The Chaser Inn, Shipbourne
The George & Dragon, Speldhurst
Numerous riverside and historic pubs in Tonbridge

Local Attractions / Landmarks

Tonbridge Castle (3 miles)
Hever Castle & Gardens (8-10 miles)
Penshurst Place & Gardens (5 miles)

GROUND FLOOR

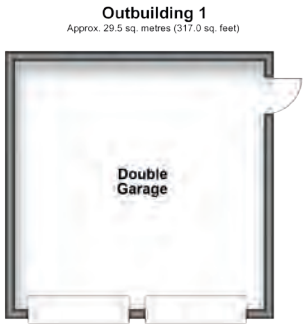
Study/ Reception Room	13'11 x 8'8 (4.24m x 2.64m)
Reception Room 1	18'5 x 13'7 (5.62m x 4.14m)
Reception Room 2	14'10 x 12'11 (4.52m x 3.94m)
Conservatory	22'5 x 15'11 (6.84m x 4.85m)
Reception Room 3	10'4 x 10'3 (3.15m x 3.13m)
Kitchen	18'5 x 11'11 (5.62m x 3.63m)
Utility Room	9'7 x 5'2 (2.92m x 1.58m)
Cloak Room	

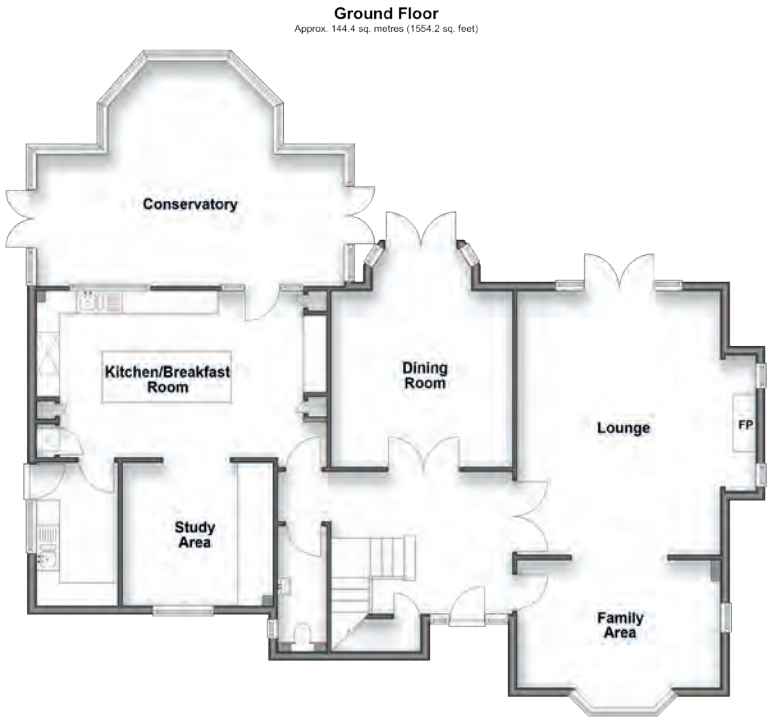
FIRST FLOOR

Bedroom 1	12'11 x 12'11 (3.94m x 3.94m)
Dressing Area	
En-suite Shower	
Bedroom 2	14'0 x 10'7 (4.27m x 3.23m)
En-suite Shower	
Bedroom 3	11'10 x 9'11 (3.61m x 3.02m)
Bedroom 4	10'1 x 9'6 (3.08m x 2.90m)
Family Bathroom & Shower Room	

OUTSIDE

Garage	17'10 x 11'8 (5.44m x 3.56m)





The Property Ombudsman

APPROVED CODE TRADINGSTANDARDS.UK

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Copyright © 2026 Fine & Country Ltd. Registered in England and Wales. Company Reg No. 06959315 Registered Office: Morgan Alexander Kent Ltd (formerly Fine & Country Kent Ltd.) 36 King Street, Maidstone, Kent ME14 1BS. Printed 25.08.2026

FINE & COUNTRY

Fine & Country Tunbridge Wells
20 High Street, Tunbridge Wells, Kent, TN1 1U
01892 570267 | tunbridge.wells@fineandcountry.com

FSC
www.fsc.org
MIX
Paper | Supporting responsible forestry
FSC® C113442

CELEBRATING 25 ICONIC YEARS
2001 2026

F&C