Knight Frank



HITCHEN HATCH

TN13





STYLISH TWO BEDROOM GROUND FLOOR APARTMENT

Finished to a high specification. Only a short distance from Sevenoaks station and town centre, featuring a private terrace and secure gated parking.

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Local Authority: Sevenoaks District Council

Council Tax band: F

Tenure: Leasehold

Ground rent: £300

Service charge: £3722 per annum, Annual Charge, due to be reviewed November 2026

Featuring a bright open plan reception room with French doors that open onto the private terrace. The Stoneham contemporary kitchen is fitted with integrated appliances, a Quooker tap and quartz worktops.

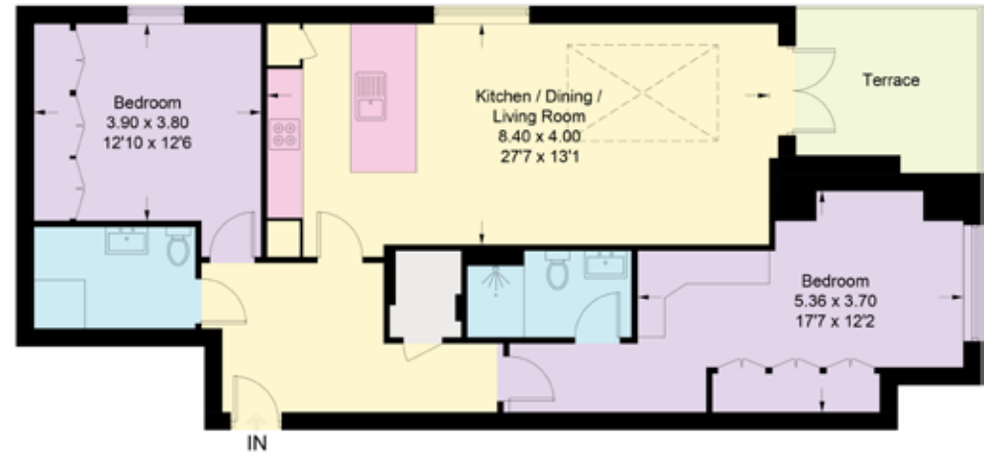
The principal bedroom features fitted wardrobes and dressing table alongside a luxurious en suite shower room. The second bedroom also features fitted wardrobes and the family bathroom is accessed from the hallway. Currently, the family bathroom is organised as a utility/laundry, housing a washing machine in place of the original bath. Any potential buyer who makes a competitive offer will have the choice of either a high spec bath or double shower, which will be sourced and fitted by the vendors contractors, and paid for by the vendors.





Hitchen Hatch Lane, Sevenoaks

Approximate Area = 91.0 sq m / 980 sq ft
For identification only. Not to scale.



Ground Floor

Approximate Gross Internal Area = 91 sq m / 980 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)

We would be delighted to tell you more.

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