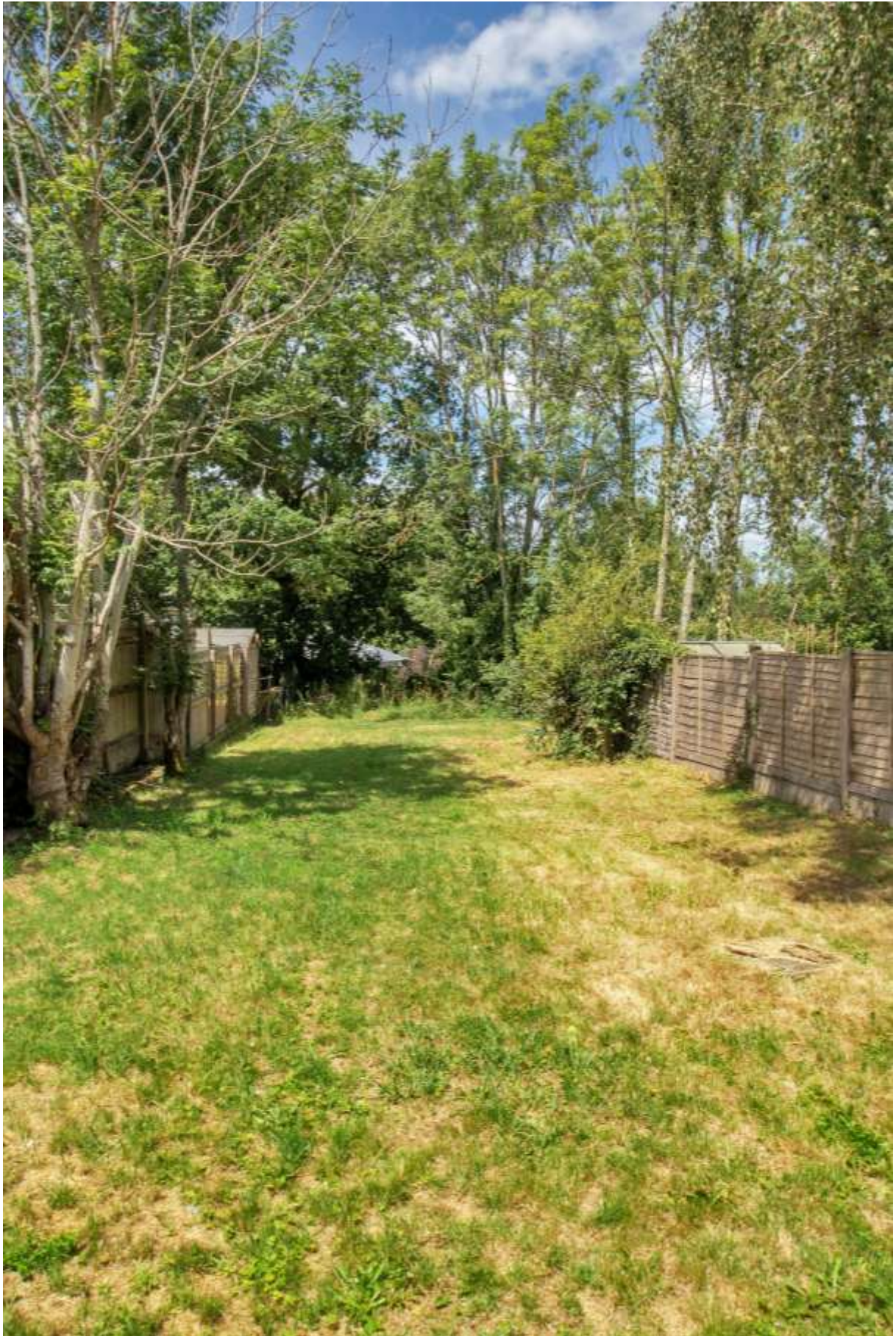




‘Our Focus Determines Your Reality’



Goudhurst
Kent
TN17 1EY



Entrance * Sitting Room * Dining Room * Kitchen
Bathroom * Cloakroom

Two First Floor Double Bedrooms * Study
Two Second Floor Bedrooms Interconnecting * Family Shower Room

Enclosed Garden * Outbuilding
Garage * Off-Road Parking



ATTRACTIVE ATTACHED COTTAGE

This attractive red brick cottage with accommodation spanning three floors provides comfortable modern living having been refurbished and modernised in recent years.

There is an entrance with doors to the bathroom, the cloakroom, and the fitted kitchen; the kitchen then opens into the sitting room, the triple aspect dining room with door to the garden, and the pantry, all on the ground floor.

On the first floor there is a double aspect principal bedroom, a further double bedroom, a study area and a family shower room.

A staircase leads to the second floor where there are an additional two interconnecting bedrooms.

Outside a gate opens onto a path leading across the front lawn to a gate into the garden to the rear. Laid to lawn with established trees, an outbuilding and a coal bunker.

Occupying a convenient position for access to the main road and rail networks the cottage enjoys far reaching countryside views.



GOUDHURST

Goudhurst is popular for many reasons, one of which is its location within the Cranbrook School Catchment Area.

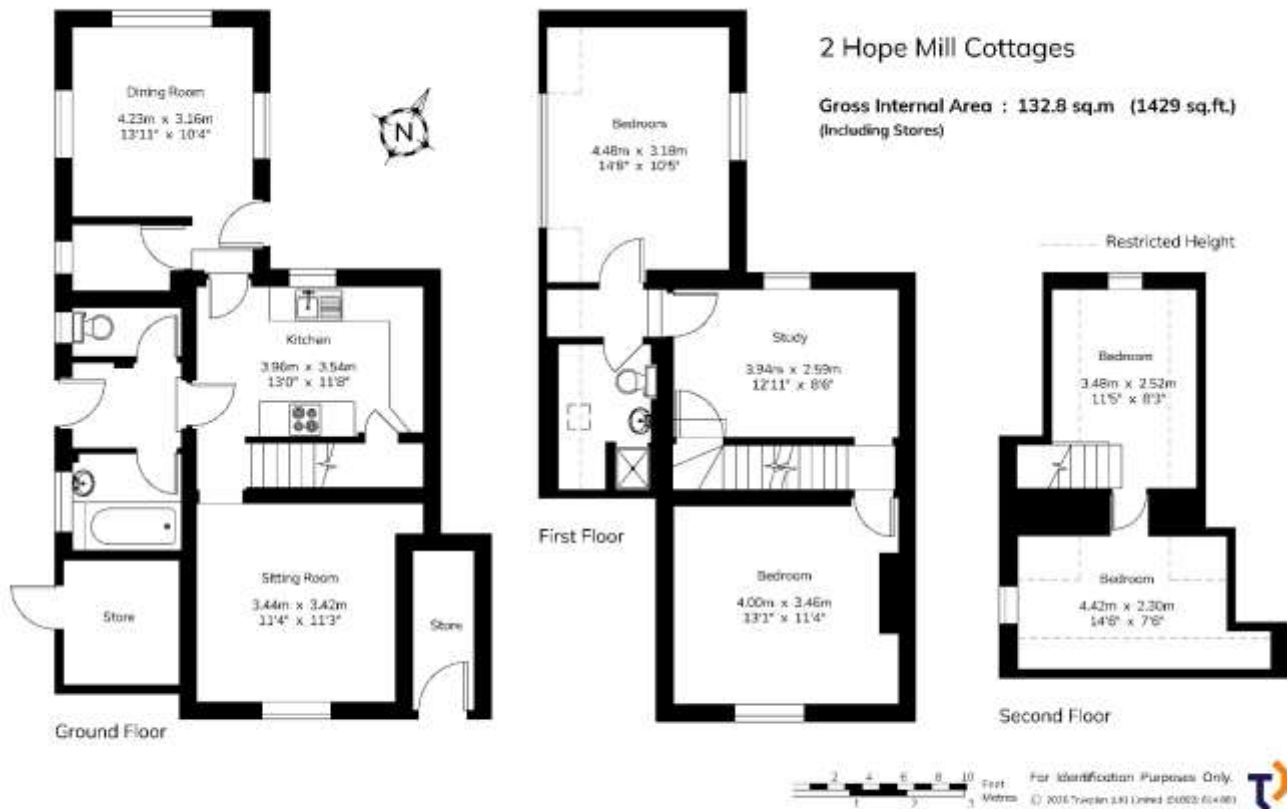
The village offers a wide variety of shops including a Village Shop, Post Office and Newsagent. A Bakers and Pharmacy, two Hairdressers, Doctors Surgery, Veterinary Surgery, and local pubs offering good food.

SCHOOLS AND CONNECTIONS

The local primary school enjoys an excellent reputation having recently achieved an outstanding Ofsted report and in addition to this and Cranbrook School there are other excellent schools, notably Bethany, Benenden School, St. Ronan's, and Dulwich School as well as the Boys' and Girls' Grammar Schools in Tonbridge and Tunbridge Wells.

The Mainline stations at nearby Paddock Wood, Marden and Staplehurst offer regular trains into London. The A21 provides access to the M25 Motorway to the North and South.





SERVICES



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