



Connells

Willow Walk
Tunbridge Wells

Willow Walk Tunbridge Wells TN2 3JZ

For sale offers in excess of
£400,000



Property Description

Well-presented three-bedroom semi-detached home in Tunbridge Wells, located in a quiet cul-de-sac less than a mile from High Brooms railway station. Ideally positioned for local amenities, highly regarded schools, transport links, and Tunbridge Wells town centre, this property offers both convenience and a peaceful setting.

The accommodation comprises an entrance porch leading into a bright, double-aspect open-plan living room, which flows seamlessly into the kitchen and dining area.

Upstairs, there are two generously sized double bedrooms, a further single bedroom, and a modern family bathroom.

Outside, the property benefits from a good-sized west-facing rear garden, featuring both decked and lawned areas, making it ideal for outdoor dining and entertaining.

Additional benefits include side access, a driveway providing off-road parking for two vehicles, and an attractive front approach.

Ground Floor

Entrance Hall

Lounge

Dining Room

Kitchen

First Floor

Landing

Bedroom One

Bedroom Two

Bedroom Three

Bathroom

Outside

Front Garden

Rear Garden

Location

This property benefits from a highly convenient location on the north side of Tunbridge Wells, just approximately 0.8 miles from High Brooms station, making it an ideal choice for commuters heading to London Bridge or Cannon Street. Situated on a cul-de-sac, the home offers a peaceful setting with easy access to scenic forest walks and local parks, perfect for families and outdoor enthusiasts alike.

The vibrant town centre of Royal Tunbridge Wells is approximately 1.5 miles away, offering a wide range of shopping, dining, and cultural experiences. Royal Victoria Place Shopping Mall and the Calverley Road precinct feature an array of high street retailers, while the southern part of the town boasts Tunbridge Wells mainline station, the charming old High Street with its independent boutiques, and the iconic Pantiles-a historic area famed for its pavement cafés and bars.

For everyday convenience, the North Farm Retail and Leisure Park is within approximately half a mile, home to major retailers like Marks & Spencer and Asda, a private gym, and a ten-pin bowling centre. The A21 is just approximately a 5-minute drive away, providing excellent transport links for those traveling further afield.

Families will appreciate the proximity to Skinners' Kent Primary School, less than a mile away, while Tunbridge Wells Hospital is approximately under 2 miles away, offering added peace of mind.

This location strikes the perfect balance between tranquillity and connectivity, providing easy access to both the town's amenities and the surrounding natural beauty, making it an ideal place to call home.

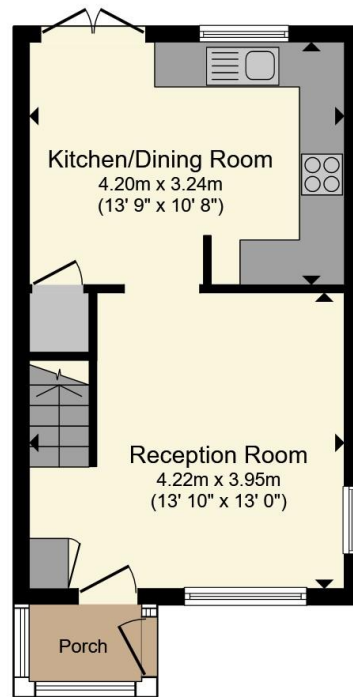
Agent's Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

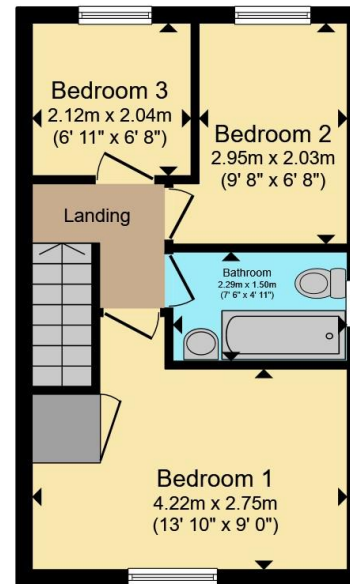








Ground Floor



First Floor

Total floor area 63.1 m² (679 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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5 Vale Road
TUNBRIDGE WELLS TN1 1BS

EPC Rating: C Council Tax
Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/TWL407019



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Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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