



Peter Buswell
Independent Family Estate Agents

Standen Street, Iden Green

 3  2  1



Situated in the attractive semi-rural hamlet of Iden Green, this outstanding new build executive home offers a luxurious and distinctive living experience, forming part of an exclusive development by Meadow Bank Homes. Positioned within the highly sought-after Cranbrook School Catchment area, this home combines meticulous design with modern convenience.

Upon entering, a spacious hallway with underfloor heating leads to the ground floor living areas. The heart of the home is the expansive kitchen/diner, featuring stylish fitted units with integrated appliances including Neff ovens and an induction hob, Quartz worktops with Calacatta gold finishes, and a boiling water tap. A breakfast bar/ island with pendant lighting creates a focal point, while bi-folding doors seamlessly connect the dining area to the rear garden.

The inviting living room also boasts bi-folding doors to the rear garden, ensuring a bright and airy atmosphere. A practical utility room with space for appliances and a convenient cloakroom complete the ground floor, all benefiting from underfloor heating.

Ascending the staircase, illuminated by a tall window, you arrive at the first-floor landing. The main bedroom is a true sanctuary, featuring luxury neutral carpeting and a door leading to a stylish en-suite shower room. The en-suite is appointed with a walk-in shower, low-level WC, vanity unit enclosed wash hand basin, gold fittings, and luxurious marble style flooring and walls, illuminated by a window.

There are two further well-proportioned bedrooms on this floor, both featuring luxury neutral carpeting and windows, offering comfortable spaces. The luxurious family bathroom is a highlight, presenting a white bathroom suite with a panelled bath and overhead shower, modern wooden effect tiled splashback, a back-to-wall WC with built-in flush, and a vanity unit enclosed wash hand basin with a light-up mirror over.



3 Meadowbank, Standen Street, Iden Green, Cranbrook, TN17 4HP

Approximate Area = 1318 sq ft / 122.4 sq m (excludes carport)
 Limited Use Area(s) = 2 sq ft / 0.2 sq m
 Total = 1320 sq ft / 122.6 sq m
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2025. Produced for Lambert and Foster Ltd. REF: 130241

- COMPLETED TO A HIGH END SPECIFICATION BY INDEPENDENT DEVELOPERS
- MEADOWBANK HOMES/ DINER WITH BREAKFAST BAR AND INTEGRATED APPLIANCES
- GARDENED TO LAWN AND A LARGE REAR PATIO
- OAK FRAMED CAR PORT AND DRIVEWAY WITH EV CHARGING POINT
- EPC RATING B
- SEMI RURAL LOCATION IN THE HAMLET OF IDEN GREEN
- CONSIDERABLY LARGER THAN THE AVERAGE 3 BEDROOM HOUSE OF 1318 SQ FT
- SET WITHIN AN OUTSTANDING DEVELOPMENT OF FIVE CRANBROOK HOMES
- COUNCIL TAX BAND - To be advised

