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 **KMJProperty**
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Woodside Road, Tunbridge Wells

Offers Over £350,000

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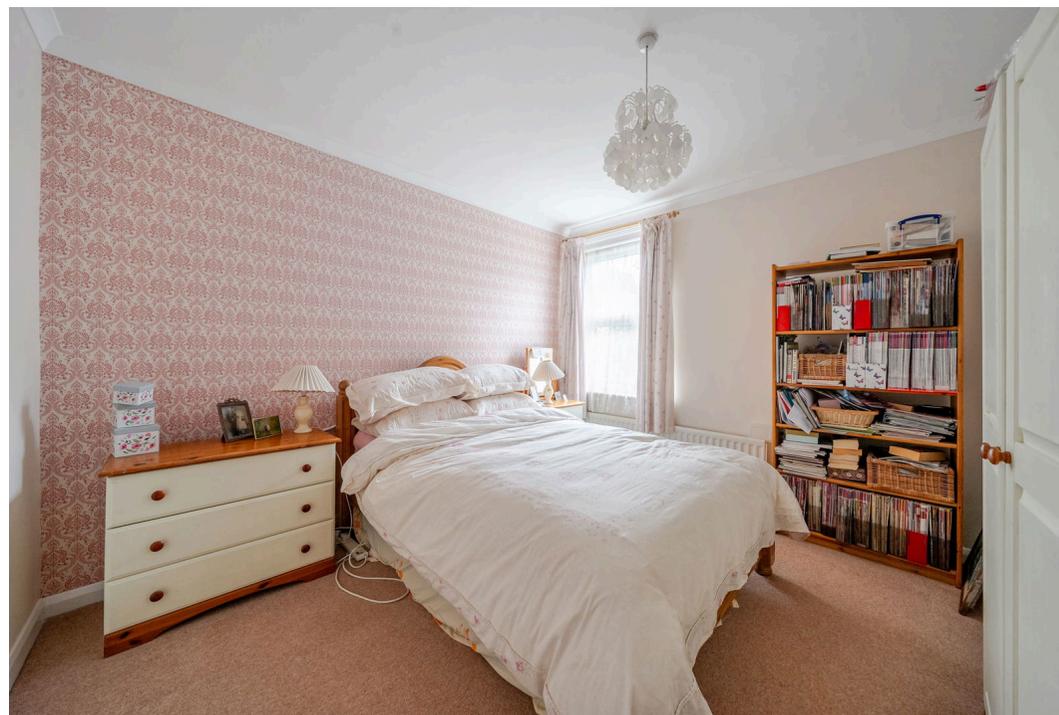


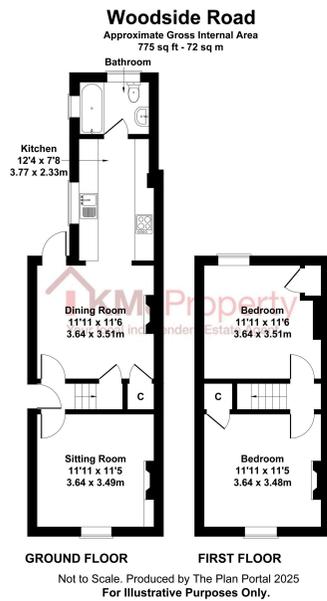
This charming two-bedroom semi-detached period home enjoys a peaceful village setting with the added benefit of being moments from the vibrant heart of Rusthall and just a short hop to Royal Tunbridge Wells. The home sits behind a smart brick-paved driveway, offering rare and valuable off-street parking for one vehicle—a real find in this location.

As you step through the side entrance, you're welcomed into a warm and characterful home. To the front, the sitting room exudes classic charm with a striking cast iron open fireplace set against a tiled hearth—perfect for cosy evenings in. Rich oak flooring and coving add to the traditional feel, while a front-facing window fills the room with natural light. Moving through the property, the separate dining room offers an excellent space for entertaining or family meals. Two built-in under-stairs cupboards provide handy storage, and a glazed door opens directly out to the garden. The kitchen sits just beyond and enjoys an open aspect from the dining area. Thoughtfully designed, it comes fully fitted with a generous range of units and a full suite of integrated appliances—including hob, oven, fridge, freezer, dishwasher, and washing machine—making it a practical and well-equipped heart of the home.

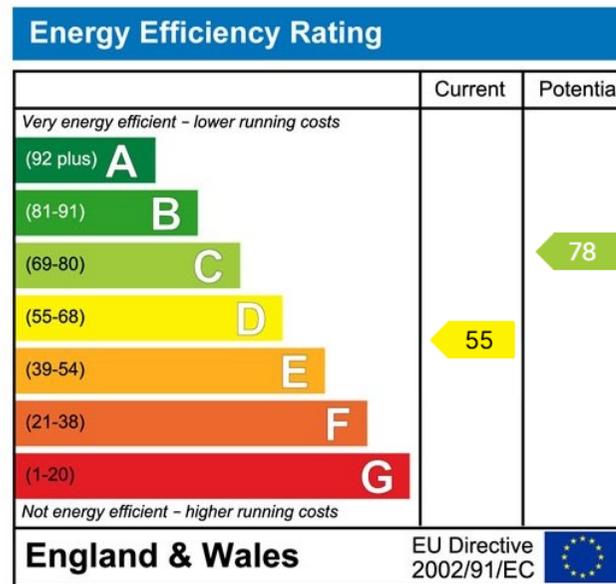
At the back of the property is the family bathroom, featuring a panelled bath with shower attachment, pedestal wash basin, and WC. Dual-aspect windows and a chrome towel rail complete the space, with vinyl-tiled flooring offering easy maintenance. Upstairs, you'll find two good-sized double bedrooms. The front-facing principal bedroom includes a built-in wardrobe and ample room for further storage. To the rear, the second bedroom also benefits from a built-in cupboard which houses a Worcester Bosch gas boiler, ensuring warmth throughout the home via a gas central heating system. Outside, the rear garden is a private, low-maintenance retreat. A mix of Indian sandstone and brick paving creates defined areas for seating or planting, with mature borders adding colour and interest. A side gate offers access to the front of the property, and fencing ensures privacy.

This is a fantastic opportunity to own a beautifully presented period home in one of Rusthall's most picturesque and community-spirited spots. Located in the desirable Denny Bottom area of Rusthall village, this property is close to a variety of independent shops and a local school St. Paul's CE Primary School (0.8 miles) with direct access to the picturesque Rusthall Common. Tunbridge Wells, just a short 7 minute drive away (1.6 miles), offers an even broader range of social, retail, and educational amenities.





- 2 Double Bedrooms
- Semi Detached
- Spacious Kitchen
- Dining Room
- Living Room with Fireplace
- Off Road Parking Spot
- Desirable Location
- Garden with Patio Area
- EPC: D
- Council Tax Band: C



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2022
★★★★★
GOLD WINNER
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