



Lambert & Foster



BUILDING PLOT AT STABLE BLOCK BROOKSDEN

HIGH STREET | CRANBROOK | KENT | TN17 3DT

An increasingly rare opportunity to purchase a single building plot, set off the high street of this popular market town, extending to 0.398 of an acre with outline planning consent passed for the demolition of the existing building and the construction of a two storey single residential dwelling. Cranbrook School catchment area.

Guide Price £250,000

FREEHOLD





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Set alongside the impressive character building that is Brooksdn, currently operating as veterinary practice, is the former stables, which under planning reference 25/03035/OUT 11th February 2026 has been granted outline planning permission for the demolition of the existing stables and construction of a single, two storey residential dwelling. The building plot extends to approximately 0.398 of an acre.

The location is most convenient set towards the top end of the high street, within pavement walking distance of the comprehensive range of amenities including independent shops and professional services. A mainline station at neighbouring Staplehurst village provides fast and frequent services to London, Charing Cross. Excellence educational facilities in both the state and private sectors include Dulwich School, Cranbrook, St Ronan's, Hawkhurst and the much favoured Cranbrook School (schools.net).



Existing Block Plan
1 : 500



Proposed Block Plan
1 : 500

- **Planning Reference 25/03035/OUT**
- **Building plot with outline planning permission**
- **Construction of a single, two storey residential dwelling**

- **Total plot size approximately 0.398 of an acre**
- **High Street location**
- **Cranbrook School catchment**

VIEWING: By appointment only.
Cranbrook Office: 01580 712888.

WHAT3WORDS: indicate.creatures.town

TENURE: Freehold

SERVICES & UTILITIES:

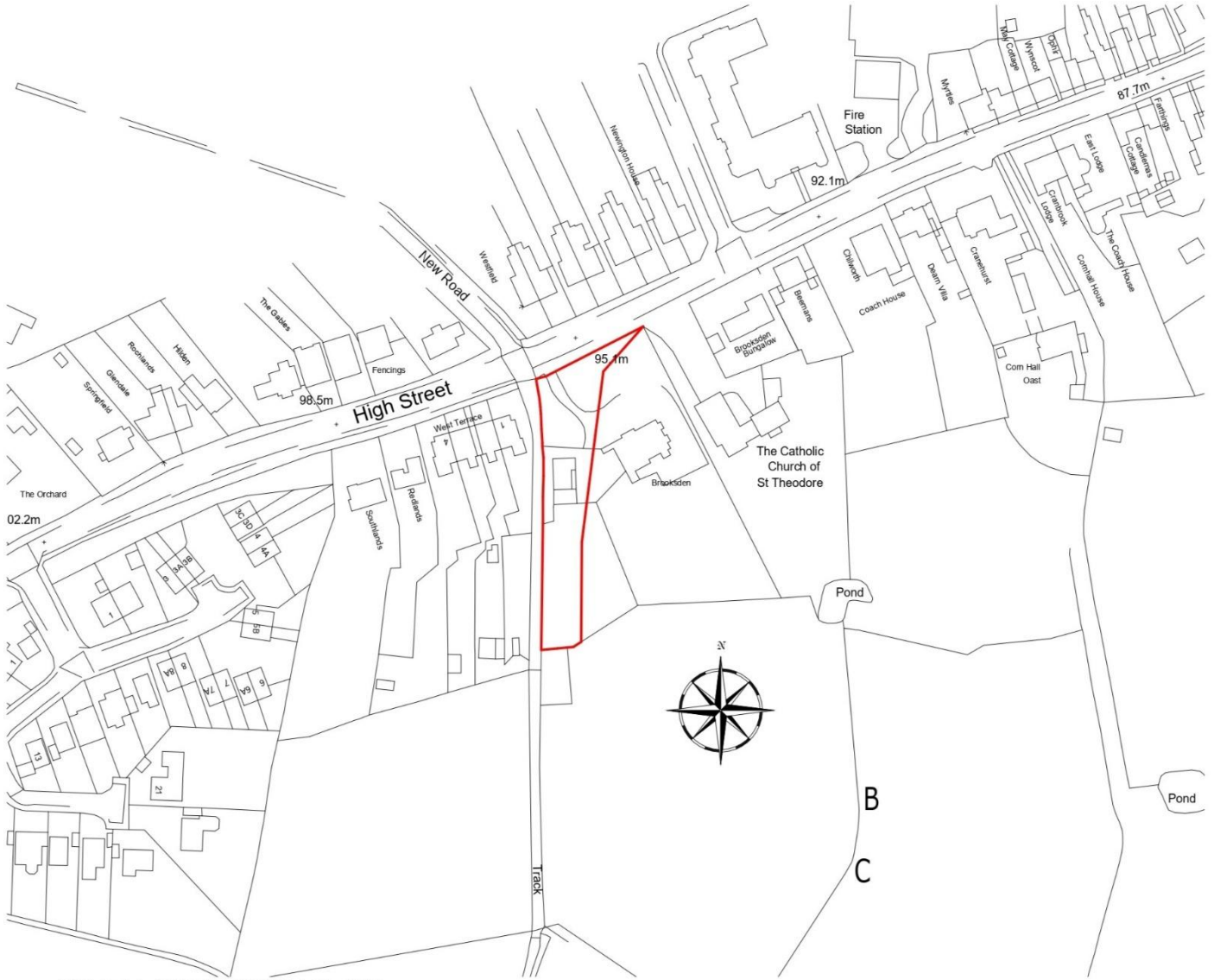
No services are connected.

LOCAL AUTHORITY: www.tunbridgewells.gov.uk

COUNCIL TAX: N/A **EPC:** N/A

BROADBAND & MOBILE COVERAGE:

(Visit <https://checker.ofcom.org.uk/en-gb/broadband-coverage> or enquire with the office for more information).



SITE LOCATION PLAN
1 : 1250

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