

3 Cadwell Park Mead

, Edenbridge, TN8 6FH

Offers In Excess Of £615,000

4 2 1 B

Space to gather, room to work and a garden to enjoy - this four bedroom detached home in Oakley Park, Edenbridge offers practical layout for family life.

The spacious kitchen/dining room provides a sociable setting for everyday meals and entertaining, with French doors opening onto the landscaped rear garden. A separate living room also with French doors opening up to the garden, while a dedicated study gives you somewhere to work away from the main living spaces. A utility room and downstairs cloakroom add everyday convenience.

Upstairs the master bedroom features fitted wardrobes and an en-suite shower room alongside three further bedrooms and a family bathroom. Outside the generous patio offers space for dining and relaxing, complemented by a garage and driveway parking.

Contact LOGIK Property to arrange your viewing and explore how the space could work for you.







Hallway
The entrance hall welcomes you with light wood-effect flooring and a white front door featuring glass panels that bring in natural light. The hallway leads through to the sitting room and study, with stairs ascending to the first floor.

Kitchen / Dining Room 33'7 x 11'3 (10.24 x 3.43)
This spacious kitchen and dining area is fitted with sleek grey cabinets topped with a marble effect countertop, creating a modern and practical workspace. Integrated appliances include an oven, gas hob, dishwasher, while under-cabinet lighting adds a subtle glow. The room benefits from natural light streaming through French doors that open out to the rear garden, extending the living space outdoors. The layout offers plenty of room for a dining table and chairs, making it ideal for family meals and entertaining.

Sitting Room 14'6 x 10'2 (4.43 x 3.09)
The sitting room is a comfortable and inviting space. The room is light-filled thanks to French doors that open directly to the rear garden, creating a seamless flow between inside and out. The neutral carpet adds warmth underfoot, making this an ideal spot to relax with family or guests.

Study 6'6 x 6'3 (1.98 x 1.91)
A handy study room located on the ground floor provides a quiet spot for work or reading. It features a window allowing natural light to brighten the space and has neutral walls and flooring that create a calm atmosphere.

Landing
The first-floor landing is a generously sized area with soft carpet underfoot and neutral décor. It is well lit by a window fitted with shutters, creating a bright and welcoming space that connects the bedrooms and bathrooms. A stylish chandelier adds a touch of elegance to this open area.

Bedroom 14'4 x 14'2 (4.38 x 4.31)
This main bedroom is a tranquil retreat. The room benefits from built-in mirrored wardrobes that maximise storage while reflecting natural light from two windows fitted with shutters.

Bedroom 2 11'9 x 11'4 (3.57 x 3.45)
A further bedroom with bold patterned black and white wallpaper. The room is bright with a window overlooking the rear of the property, offering a versatile space suitable for guests or a teenager.

Bedroom 3 11'7 x 10'4 (3.52 x 3.16)
This bedroom is decorated in soft neutral tones and enjoys natural light through a window fitted with shutters. This room offers a calm and restful atmosphere. There is also a cupboard adding storage space over the stairs.

Bedroom 4 9'6 x 6'8 (2.90 x 2.03)
This bedroom is spacious and bright with neutral walls and wood effect flooring. A large window fitted with shutters provides good natural light.

Bathroom
The family bathroom features modern tiling and fittings, with a bath, wall-mounted sink, and toilet. A window provides natural light, and the neutral colour scheme contributes to a clean and fresh feel.

Ensuite
A practical en suite shower room is equipped with a walk-in glass shower, wall-mounted sink, and toilet. The neutral tiles and fittings create a clean, contemporary look with a frosted window ensuring privacy while allowing light in.

Rear Garden
The rear garden is a well-maintained and private outdoor space with a large paved patio surrounding an artificial lawn. It offers plenty of room for outdoor furniture and gardening, with a shed at the far end providing useful storage. This garden is ideal for relaxing and entertaining in a peaceful setting behind the property.

Garage 20'0 x 9'10 (6.10 x 2.99)
The garage is a single unit with ample space for a vehicle and additional storage. Located adjacent to the garden, it offers convenient access to the house and extra room for tools or bicycles.

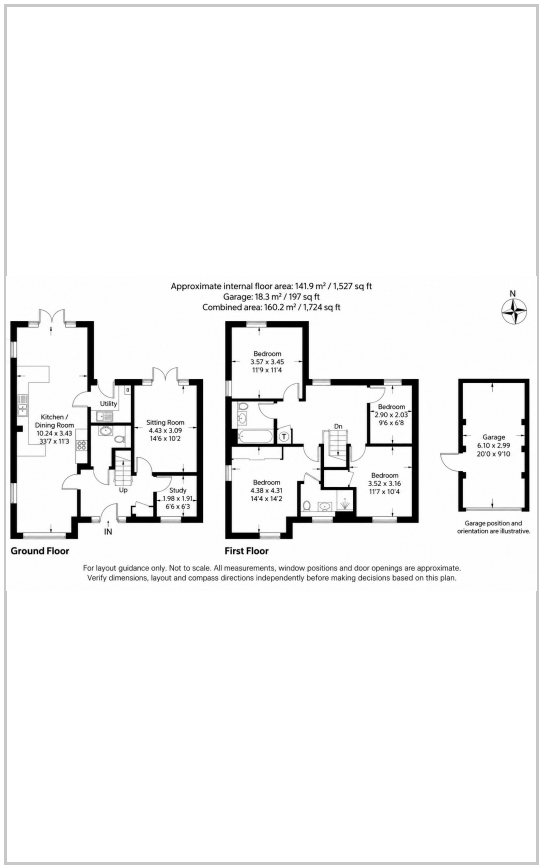
SERVICES
Service charge to the development payable to First Port Management company.
Council Tax Band F

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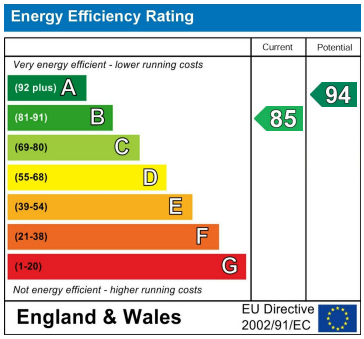
Area Map



Floor Plans



Energy Efficiency Graph



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