

£575,000
Hillcrest Road
Westerham, TN16 3UA

PROPERTY SUMMARY

Enjoying panoramic views across the surrounding countryside, this elevated, detached four-bedroom, two-bathroom family home offers spacious, well-proportioned and flexible accommodation. The property features a modern fitted kitchen leading through to a generous lounge/diner, which opens onto a balcony, making the most of the beautiful views. Further benefits include a separate utility room and a garage offering potential for conversion into a studio, home office, additional bedroom or reception room. Hillcrest Road is conveniently located for Waitrose, The library, leisure centre, and cafes and shops on Main Road, as well as highly regarded primary and secondary schools.

4



2



2







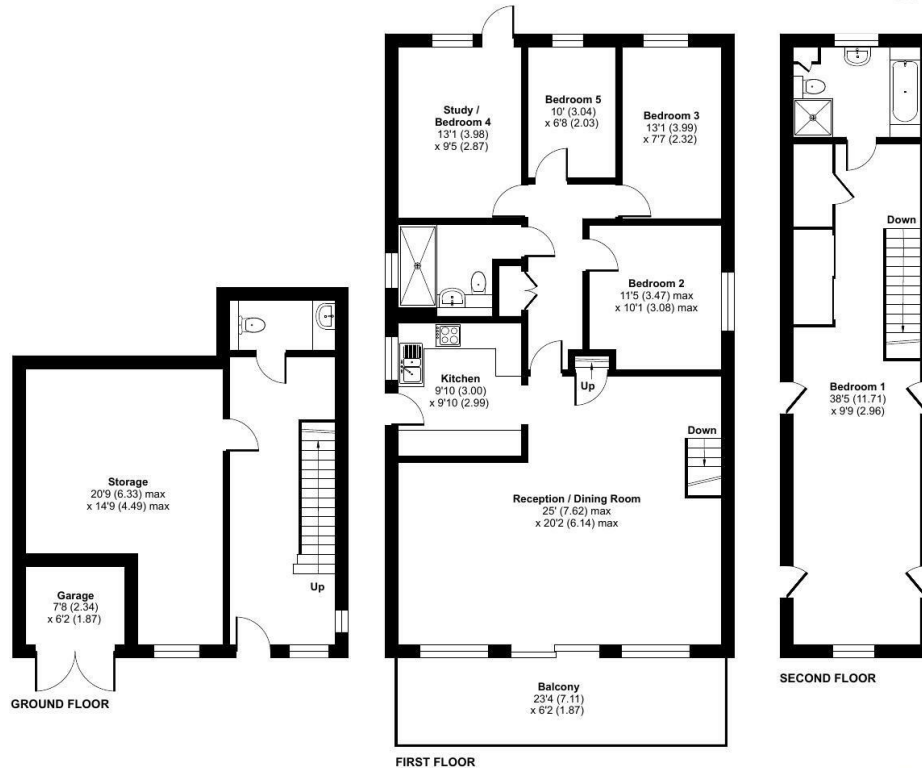
Hillcrest Road, Biggin Hill, Westerham, TN16

Approximate Area = 2049 sq ft / 190.3 sq m

Garage = 45 sq ft / 4.1 sq m

Total = 2094 sq ft / 194.4 sq m

For identification only - Not to scale



LOCAL AUTHORITY

TENURE

Freehold

EPC RATING

E

COUNCIL TAX BAND

E

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		79
(55-68) D		
(39-54) E	50	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2026. Produced for Withers & Curling. REF: 1535951

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