

Guide Price

£100,000

Leasehold

2x  1x  1x 

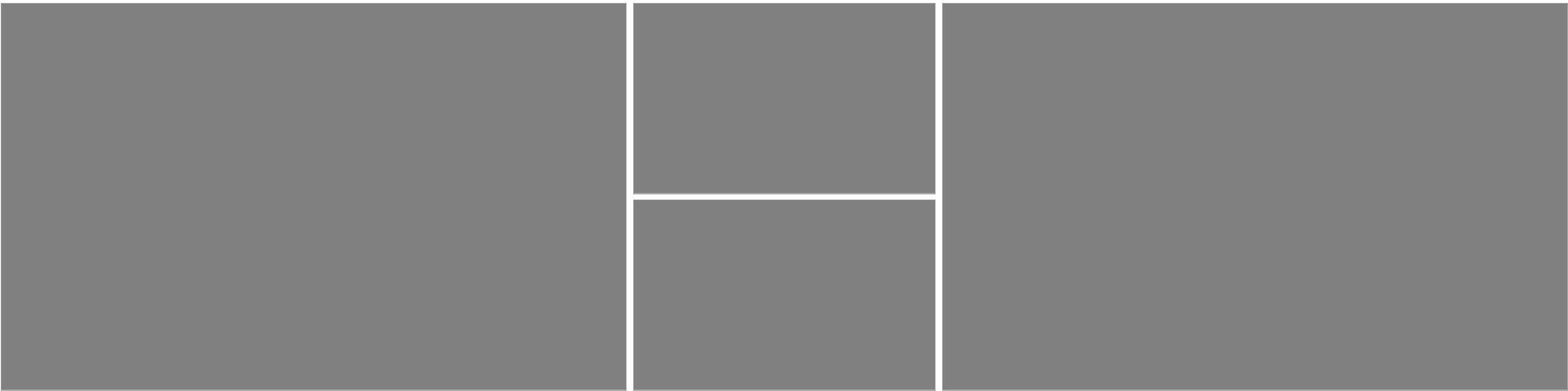
**St. Philip's Court,
Sandhurst Road,
Tunbridge Wells, Kent,
TN2**

OVER 60?

Secure this property
for up to **59% less!**

Wards

Helping you move forwards



Main features

- **First floor retirement flat with same floor entrance to the rear (no stairs)**
- **24-hour care line available**
- **Local shop a couple of minutes' walk away**
- **On bus route to central Tunbridge Wells**
- **Residents' parking and communal areas**

Accommodation

FIRST FLOOR

- **Entrance Hall**
- **Bedroom 1: 10'7 x 8'9 (3.23m x 2.67m)**
- **Bedroom 2: 10'7 x 6'10 (3.23m x 2.08m)**
- **Bathroom**
- **Lounge: 12'6 x 10'6 (3.81m x 3.20m)**
- **Kitchen: 8'9 x 8'5 (2.67m x 2.57m)**

OUTSIDE

- **Parking**
- **Communal Gardens**

Call Tunbridge Wells - 01892 542767 ■ wardsofkent.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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