



Allington Road

Paddock Wood TN12 6AS

Guide Price £475,000



COUNTRY HOMES

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Delightful, well presented semi-detached house situated on a popular residential road in Paddock Wood.

As you can see from the photos, there is a large, well-appointed sitting room with wood burner. There is also a dining room and beyond this is a generous size conservatory which overlooks the well presented garden. The stylish kitchen boasts a gas hob, extractor and electric oven as well as a host of both wall and base units.

With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space.

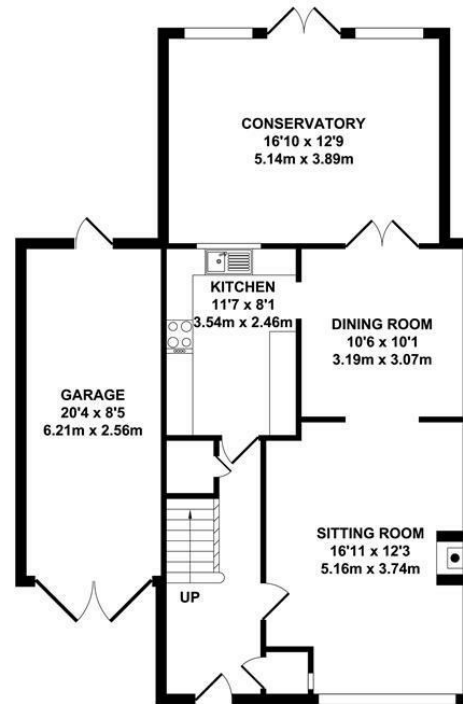
The contemporary bathroom ensures that daily routines are both practical and pleasant.

Additionally, the property boasts a garage and driveway, a valuable asset allowing for easy access and convenience. The rear garden offers a private aspect, with grassed area, patio, wooden decking and further feature areas, perfect for enjoying in the summer months.

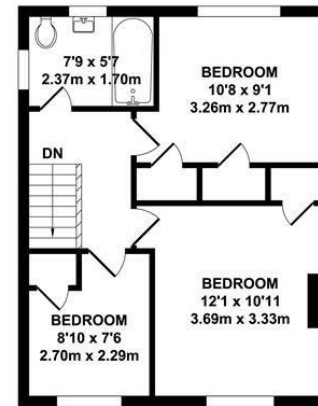
Paddock Wood offers a wide variety of shopping facilities including a large Waitrose, Tesco & Jempson store with Post Office. Further stores include a bakers, opticians, dry cleaners plus a variety of coffee shops and a Department store. For those that require transport links into the Capital, there is a mainline station to London Charing Cross, Waterloo East & London Bridge. Paddock Wood also offers both Primary and Secondary schools. The larger towns of Tonbridge and Tunbridge Wells offer further shopping and leisure facilities.

- SOLD BY KHP COUNTRY HOMES
- Large contemporary sitting room
- Dining room
- Kitchen
- Generous size conservatory
- Modern family bathroom
- Great size garden
- Garage plus driveway
- Popular location
- Local amenities close by





GROUND FLOOR
APPROX. FLOOR AREA
911 SQ.FT.
(84.60 SQ.M.)



FIRST FLOOR
APPROX. FLOOR AREA
436 SQ.FT.
(40.54 SQ.M.)

TOTAL APPROX. FLOOR AREA 1347 SQ.FT. (125.14 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
92 plus	A		
81-91	B		
69-80	C		
55-68	D		
45-54	E		
35-44	F		
25-34	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	





Location Map

Tenure: Freehold

Council tax band: D



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TO VIEW CONTACT:

01892 838 080

countryhomes@khp.me

www.khp.me

rightmove