



## Old Kent Road

Paddock Wood TN12 6JB

Guide Price £450,000



COUNTRY HOMES



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KHP Country Homes are delighted to bring to the market this 3 bed detached home in a popular residential location in Paddock Wood, situated in an ideal location, being a five minute walk to all the village amenities and to the main line station with trains to London.

This traditionally constructed house has been in the same family since it was built in the mid 1930s and presents an exciting opportunity for someone to really make it their own.

Currently comprising an entrance hallway, a sitting room and a dining room, both with lovely, large bay windows. The kitchen is situated at the rear of the property, there is a downstairs WC and conservatory.

Upstairs are three good size bedrooms and bathroom, in addition to a small dressing room/study.

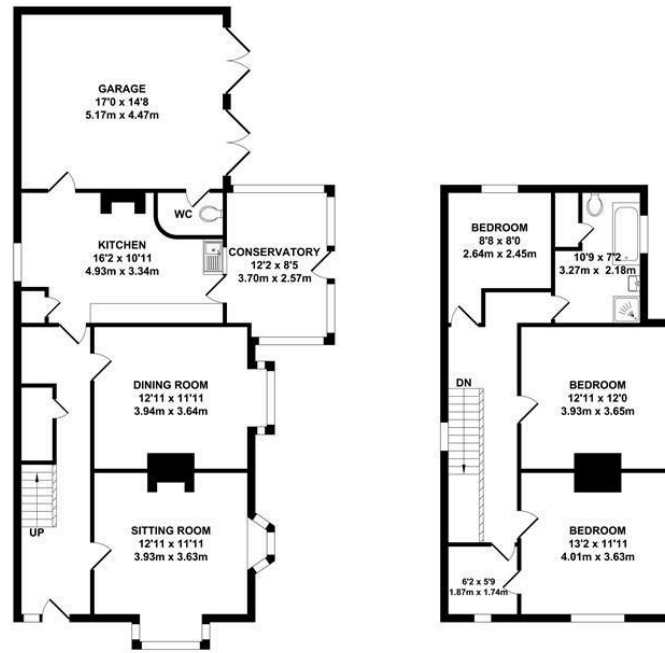
The property would benefit from modernising throughout but sits on a generous size plot offering potential to extend (subject to gaining the necessary consents), with a garden to the front, side and rear.

Paddock Wood offers a wide variety of shopping facilities including a large Waitrose, Tesco & Jemson 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.

Unique and rarely available, early viewing is highly encouraged to avoid disappointment.

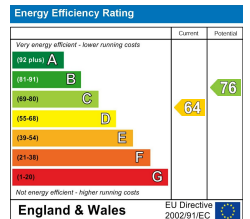
- Sold by KHP
- 3 bed detached
- Excellent renovation opportunity
- Generous room sizes
- Sitting room
- Dining room
- Large family bathroom
- Great size garden
- Close to local amenities
- Early viewing highly encouraged





TOTAL APPROX. FLOOR AREA 1678 SQ.FT. (155.92 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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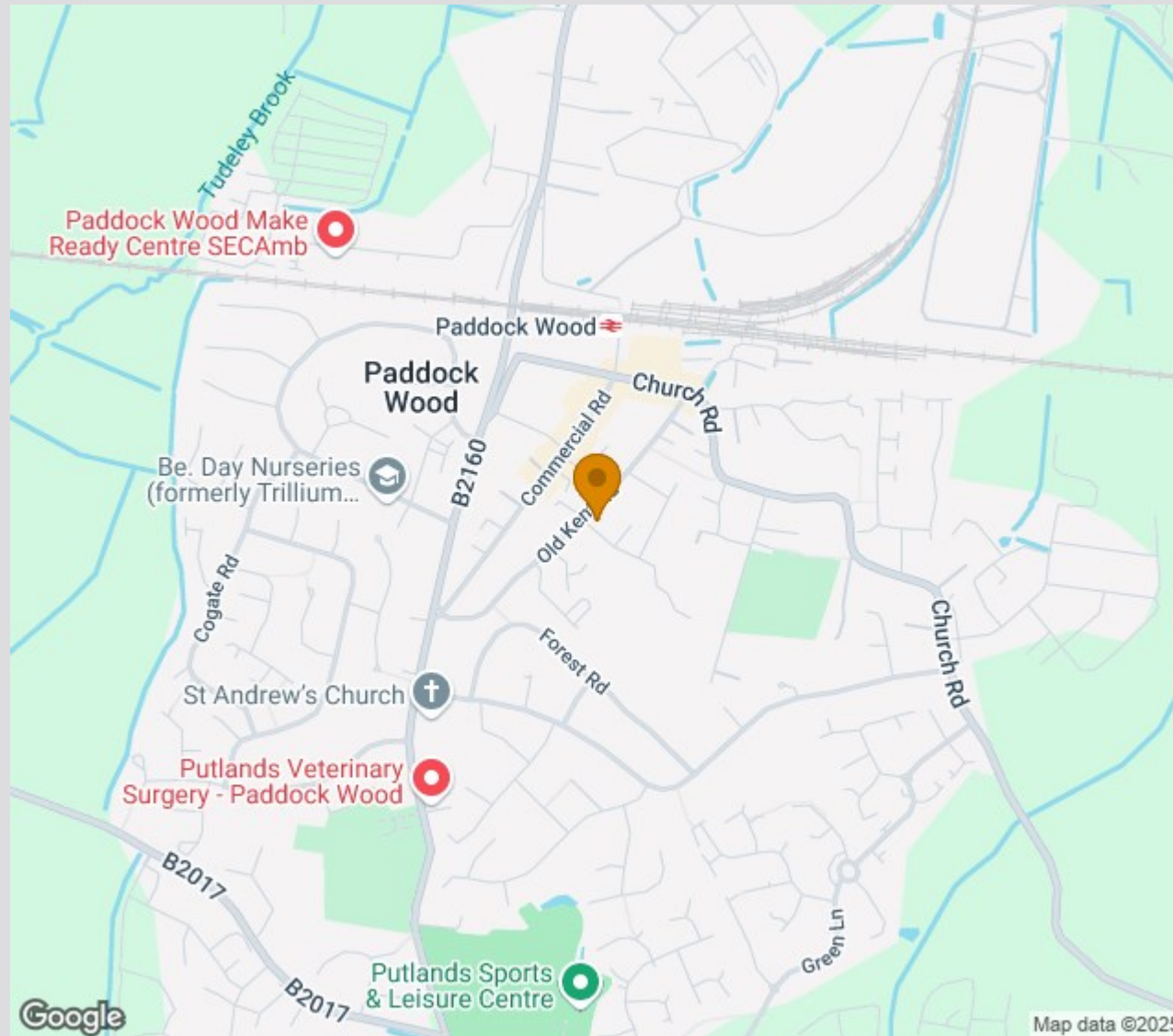




## Location Map

Tenure: Freehold

Council tax band: E



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**TO VIEW CONTACT:**

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