



Dunstan Grove
Tunbridge Wells TN4 9ND
Price £795,000

KHP
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COUNTRY HOMES

Tunbridge Wells TN4 9ND

ATTENTION BUYERS, ARE YOU LOOKING FOR THE IDEAL FAMILY HOME?

This well presented, detached home can be found tucked away at the end of a quiet cul-de-sac, located within easy reach of the very popular St Johns area. Whoever decides to take advantage of this fantastic family home will benefit from a range of excellent grammar and primary schools, local shops such as Tesco's, Sainsburys, Waitrose, and M&S and a variety of cafes, bars and restaurants.

In our opinion, this elegant property will appeal to many, offering a large dual aspect living room with feature fireplace. There is also a generous size dining room and a spacious hallway that leads to the back of the house where you will find the contemporary kitchen, which also benefits from having an adjoining utility room and W.C.

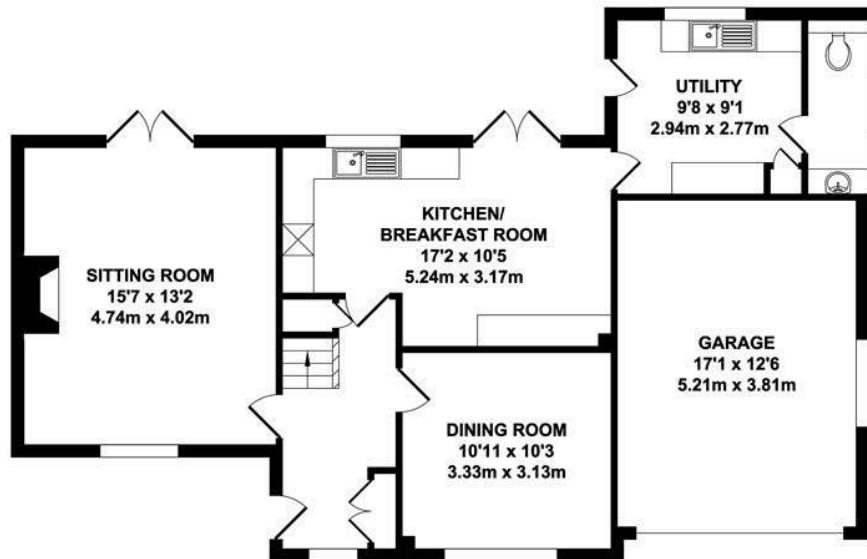
Upstairs, you will soon discover the practicality this property possesses. As you can see from the photos and floor plan, each bedroom is of a good size and offers built in storage, with the master bedroom also offering an en-suite type facility with shower cubicle. There is also a modern family bathroom with wash/hand basin, WC and bath with shower above.

This home gets better as we exit the property into the garden. The new owners will be able to take the lead when it comes to hosting family functions in the summer as the property boasts a good size decking space, a wraparound garden and a driveway with parking for several vehicles. There is also a single garage with power, which could be used as additional parking, a potential workshop or storage space. Furthermore, we can not guarantee this property will be on the market for long as its garden with 4 sides surrounding the property makes this an incredibly rare find in this area.

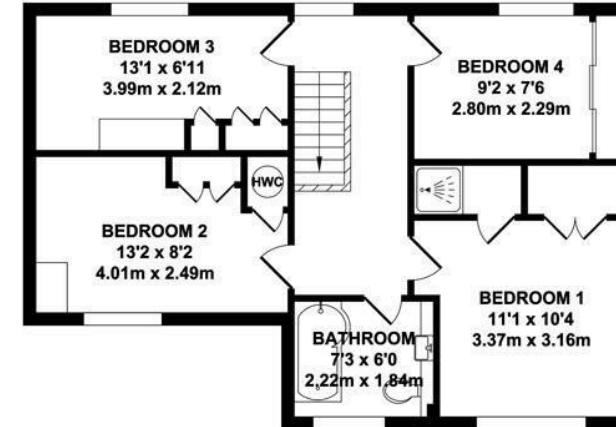
CALL TO BOOK A VIEIWNG NOW TO AVOID DISAPPOINTMENT!

- Detached
- Off road parking
- Council tax E
- Walking distance to Tunbridge wells station and High brooms station
- Close to excellent schools
- Close to amenities
- Cul-de-sac location
- Garage with power
- Utility room
- CALL NOW TO BOOK A VIEWING





GROUND FLOOR
APPROX. FLOOR AREA
915 SQ.FT.
(85.00 SQ.M.)



FIRST FLOOR
APPROX. FLOOR AREA
571 SQ.FT.
(53.06 SQ.M.)

TOTAL APPROX. FLOOR AREA 1486 SQ.FT. (138.06 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.

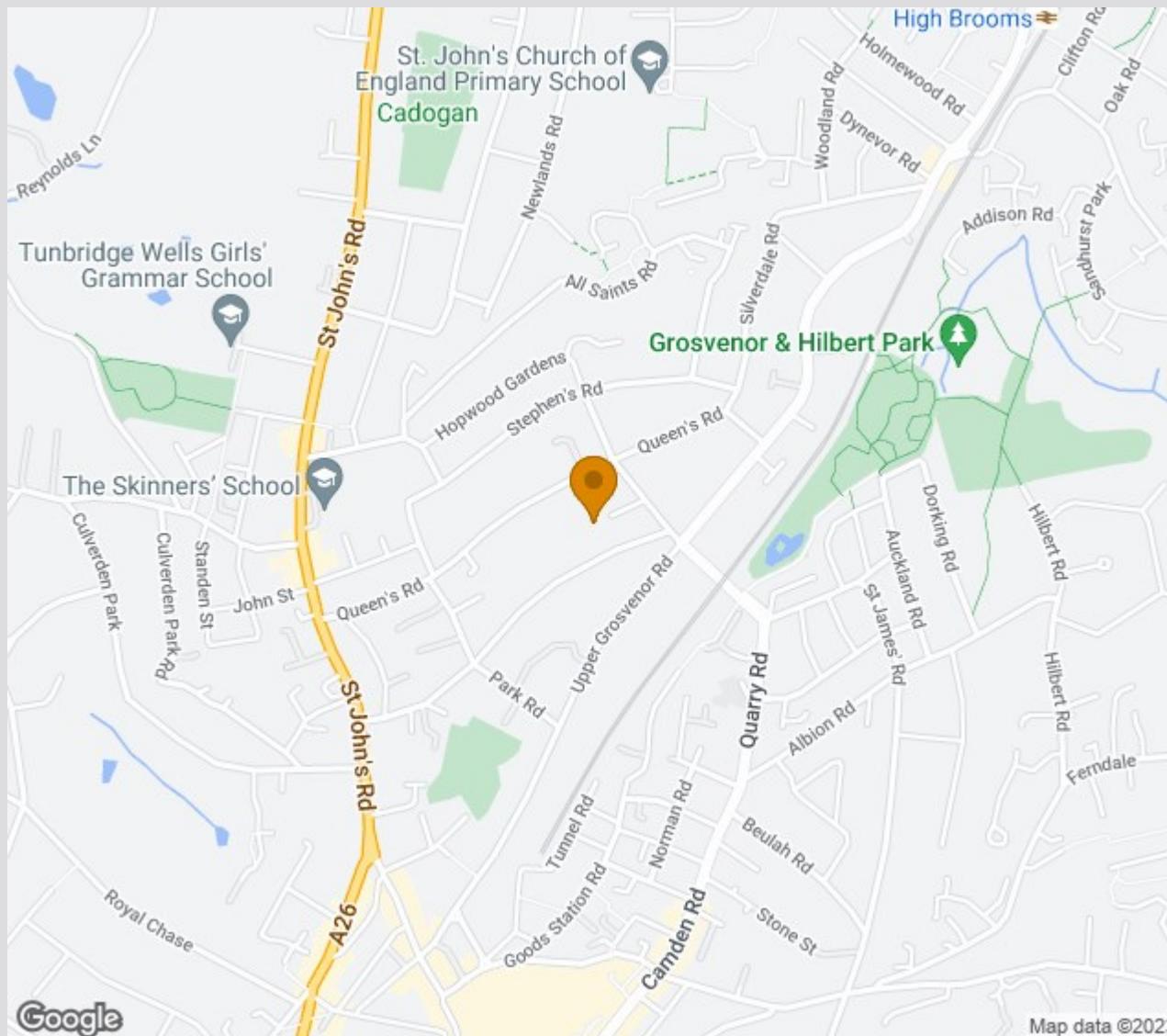
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(70-80)	C		
(55-69)	D		
(39-54)	E		
(21-38)	F		
(10-20)	G		
Not energy efficient - higher running costs			
England & Wales		65	78
EU Directive 2002/91/EC			





Location Map



Tenure: Freehold

Council tax band: E



TO VIEW CONTACT:
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