Tibbs Court Lane

Matfield TN12 7NA

Guide Price £385,000

KMP www.kmp.me

COUNTRY HOMES

Matfield TN12 7NA

STUNNING QUINTESSENTIAL COUNTRY COTTAGE IN SOUGHT AFTER LOCATION.

This charming, character cottage has been much improved by the current owners and is tucked away down a leafy country lane, located in the popular hamlet of Petteridge.

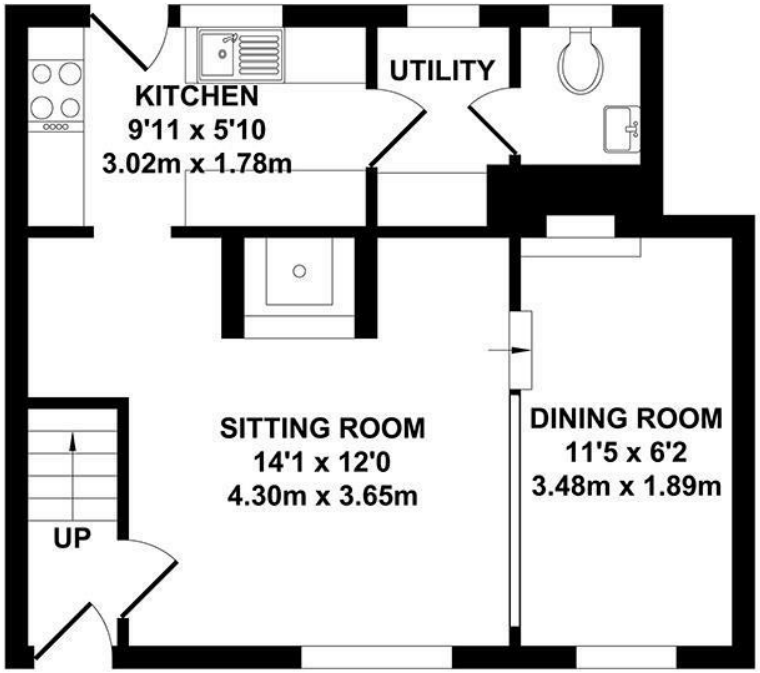
Despite its age and wealth of period features, this terraced gem is surprisingly not listed, which has enabled the vendors to complete a stylish yet sympathetic refurbishment of the cottage. The beautifully presented accommodation comprises of an entrance hall, sitting room with an attractive woodburning stove, dining room, kitchen, utility, cloakroom, master bedroom, a second double bedroom and a bathroom. To the rear of the cottage is a well presented garden with raised decking, perfect for a café style table and chairs.

Turn left or right out of the door and you will be in the countryside within moments, perfect for long walks.

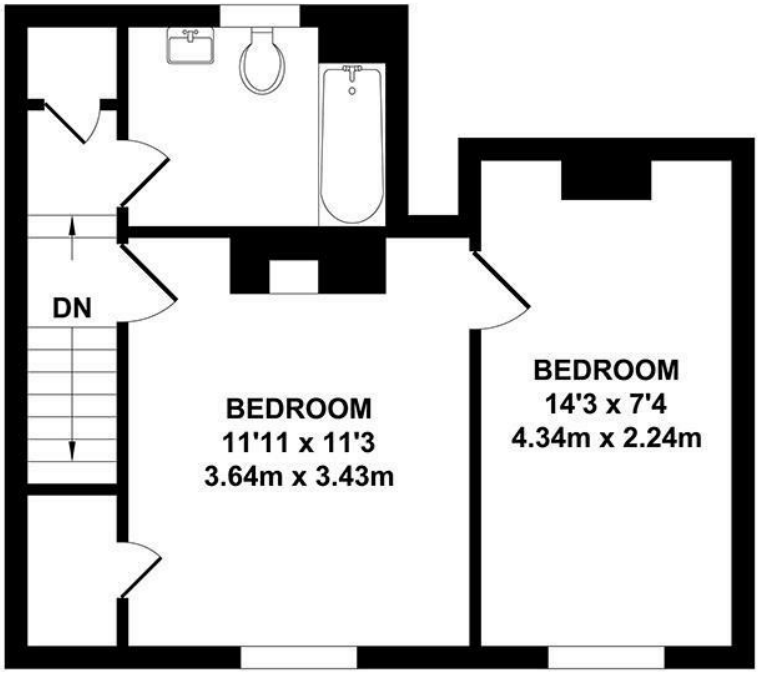
Petteridge is on the outskirts of the villages of Matfield and Brenchley both offering local amenities including a primary school, pubs, doctors surgery and an award winning butcher, and more. Paddock Wood offers a wider range of facilities, including a Waitrose as well as a mainline station serving London. The larger towns of Tunbridge Wells and Tonbridge have a range of commercial, shopping and leisure facilities.

Viewing comes highly recommended.

- Gorgeous weather boarded cottage
- Living room with wood burner
- Dining room
- New kitchen
- Garden with raised decking
- Two double bedrooms
- Countryside on your door step
- Unlisted
- No onward chain
- Freehold / Council tax band D



GROUND FLOOR
APPROX. FLOOR AREA
345 SQ.FT.
(32.04 SQ.M.)



FIRST FLOOR
APPROX. FLOOR AREA
329 SQ.FT.
(30.52 SQ.M.)

TOTAL APPROX. FLOOR AREA 673 SQ.FT. (62.56 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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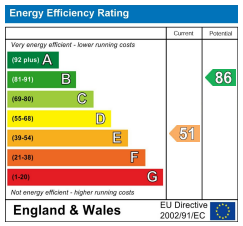
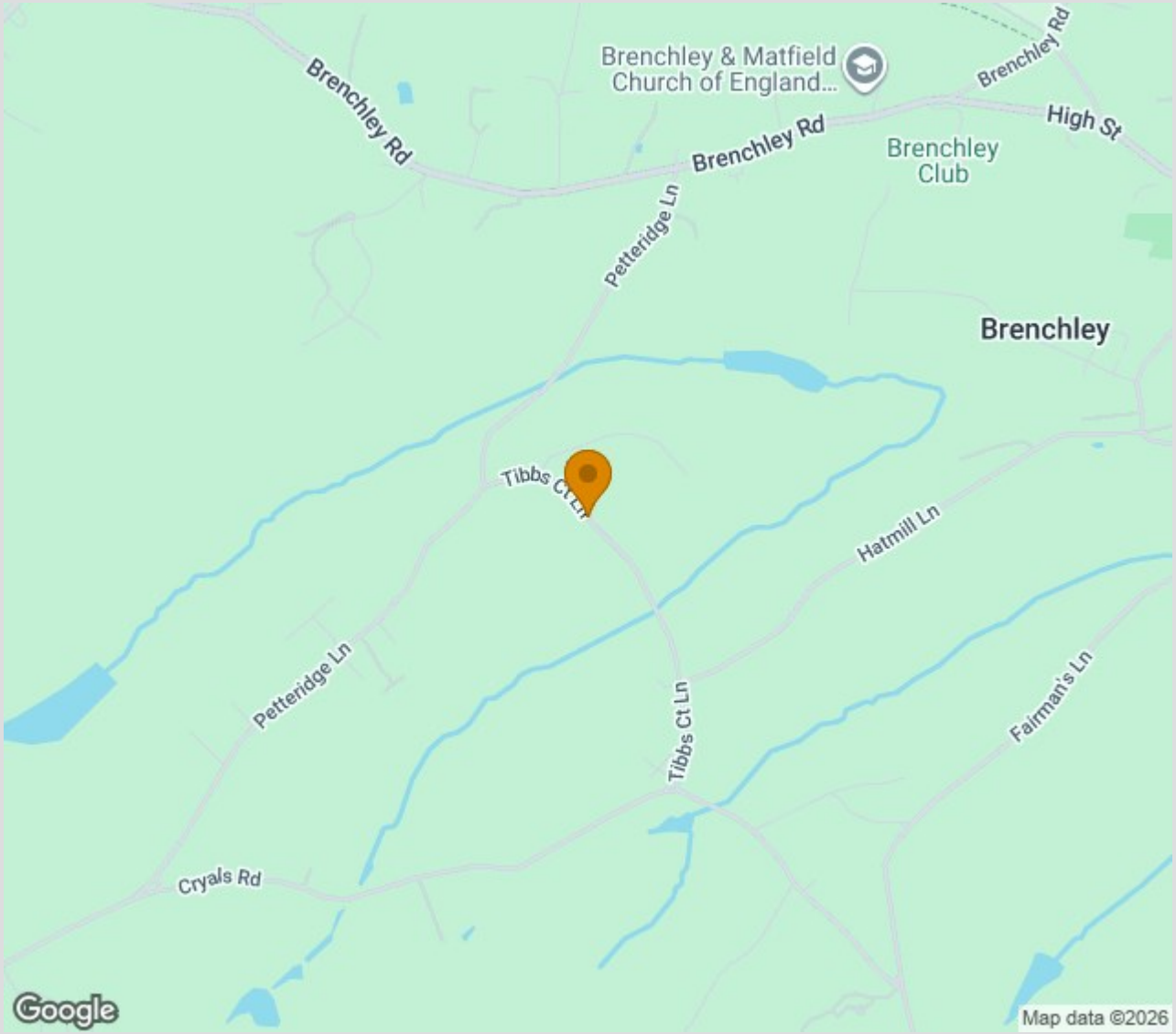


6 Commercial Road, Paddock Wood, Kent, TN12 6EL
01892 838 080
countryhomes@khp.me

Location Map

Tenure: Freehold

Council tax band: D



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