



OAKFIELD



Cherry Gardens Hill, Tunbridge Wells

Price Guide £700,000



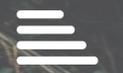
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# SUMMARY

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Guide price £700,000 - £750,000.

Tucked away in a peaceful semi-rural setting on the edge of a sought-after village, this charming and significantly improved detached cottage combines traditional character with modern finishes.

Offering spacious and flexible living accommodation, the property has been tastefully updated throughout.

A welcoming double-height reception hall leads to a superb double-aspect sitting room featuring exposed beams and a wood-burning stove.

The stylish kitchen/breakfast room has been beautifully re-fitted with shaker-style units and opens directly onto a secluded garden patio. A separate dining room, home office/study, and contemporary ground floor shower room complete the ground floor.

Upstairs are three generously proportioned bedrooms, including one with a walk-in closet, all served by a re-fitted family bathroom.

Outside, the gardens are a standout feature—extensive and private, laid mainly to lawn with mature borders, a summer house, timber shed, and a large patio ideal for entertaining.



The property backs directly onto open countryside, offering wonderful rural views and complete seclusion.

A long private driveway and brick-paved area provide ample off-street parking for numerous vehicles.

This is a rare opportunity to acquire a truly special cottage in an idyllic village-edge location—perfect for those seeking peace, space, and charm in equal measure.



**Living Room**

17'8 x 12'2

**Dining Room**

11'10 x 11'6

**Kitchen**

10'10 x 10'2

**Office**

11'10 x 5'11

**Bedroom**

25'1 x 6'8

**Bedroom**

12'2 x 11'2

**Bedroom**

12'2 x 7'7

**Council Tax Band - G £4,347 per annum**















# INFORMATION

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## Tenure

Freehold

## Local Authority

Wealden District Council

## Council Tax Band

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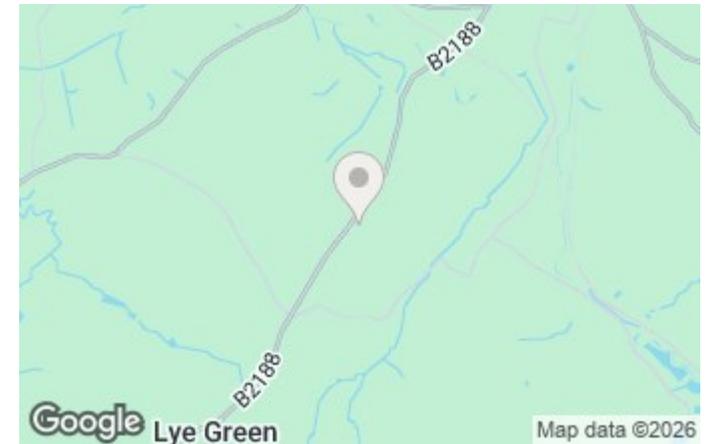
## Opening Hours

Monday to Friday	9.00am - 5.30pm
Saturday	9.00am - 4.00pm

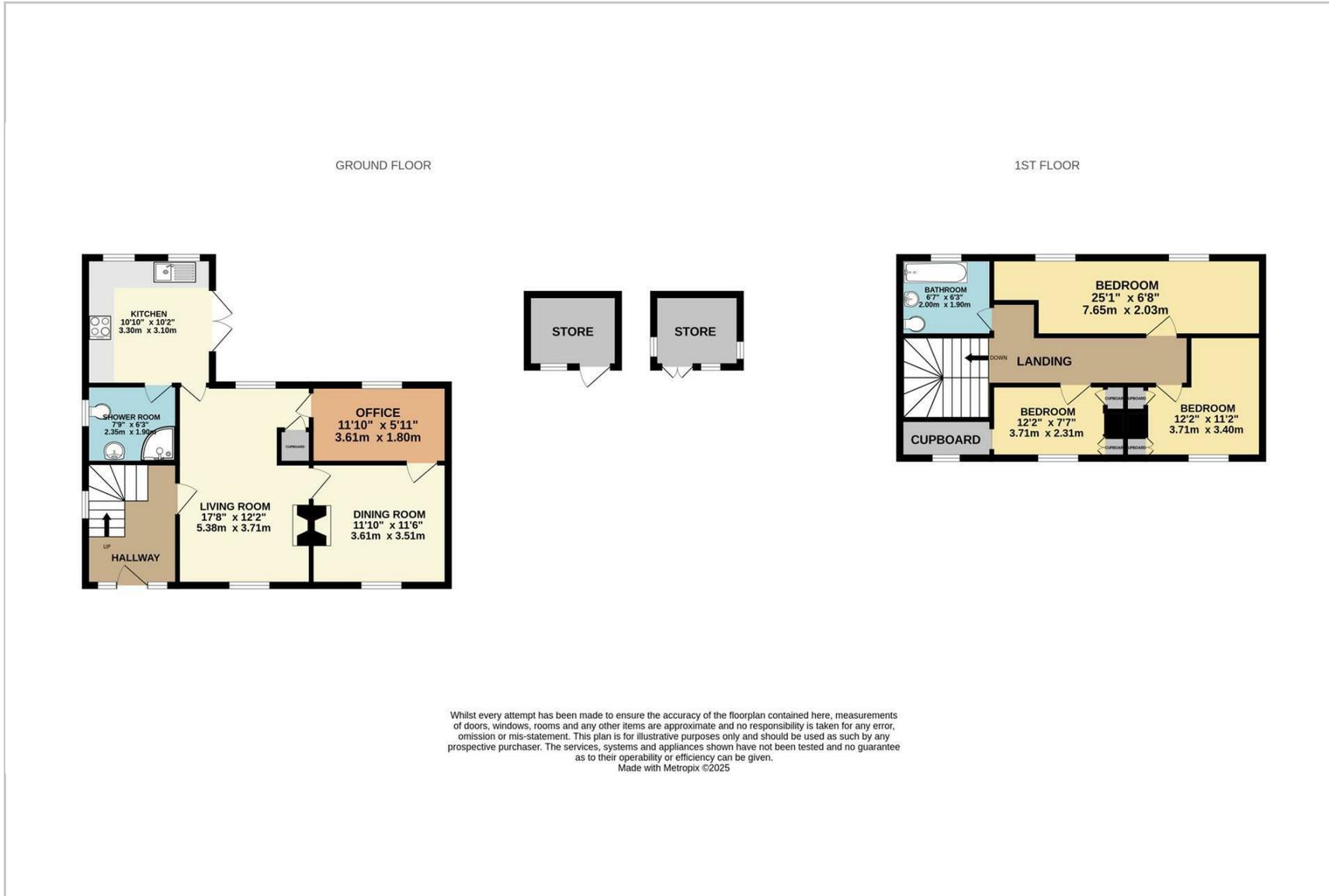
## Viewings

Please contact us on 01825 762132 if you wish to arrange a viewing appointment for this property or require further information.

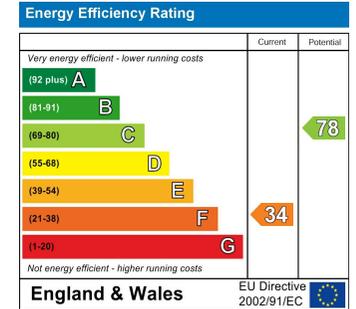
## Area Map



# Floorplan



# Energy Efficiency Graph



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