



14 Hardinge Avenue, Tunbridge Wells, Kent, TN4 0TU

Guide Price £700,000 - £750,000

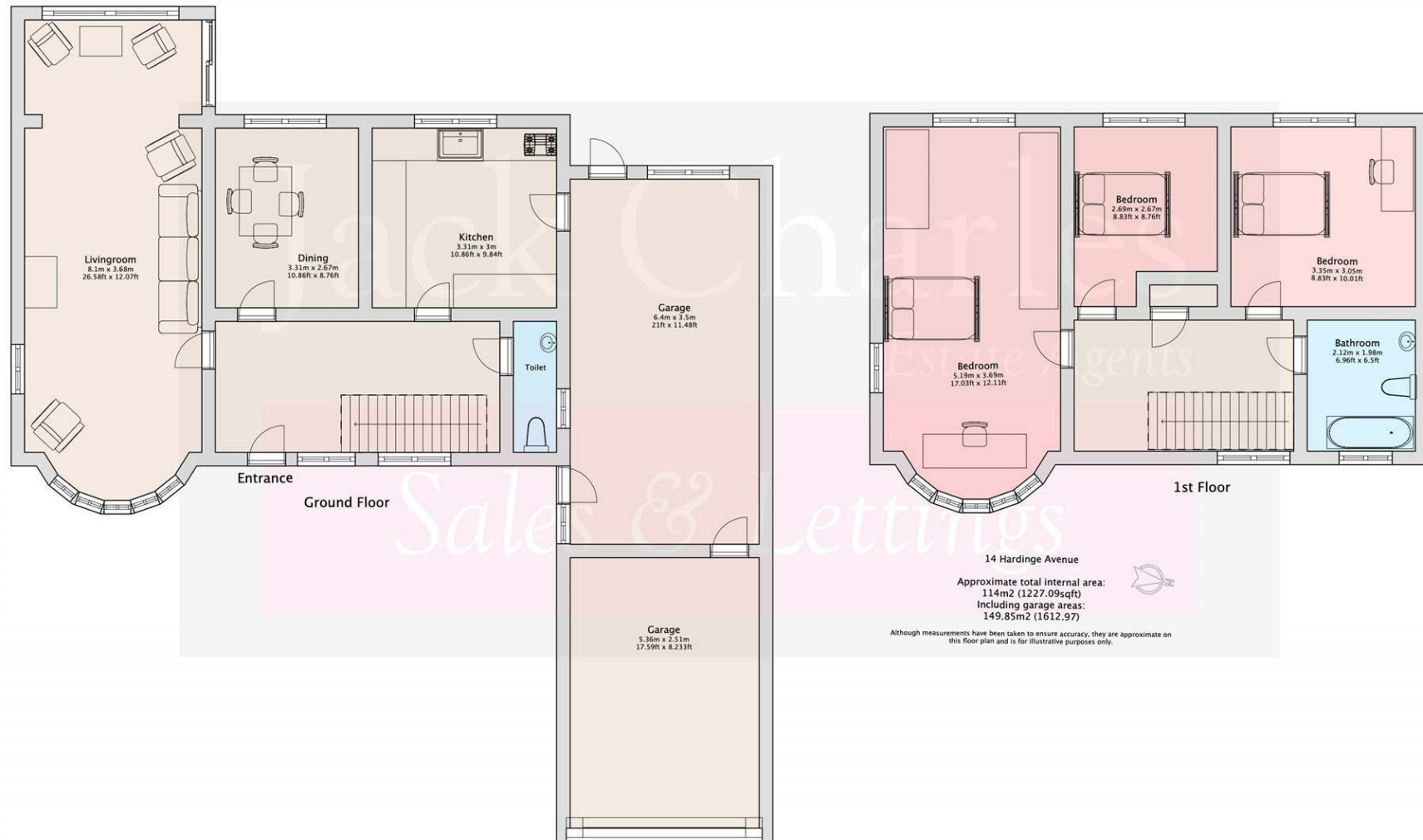
Jack Charles  
Estate Agents

Sales & Lettings



- Detached House
- Kitchen
- Large Garden
- Popular Location Bidborough Southborough Borders
- Three Bedrooms
- Dining Room
- Garage & Parking
- Living Room
- Large Utility Area
- Scope For Expansion and Improvement

**FLOORPLAN:** Dimensions are maximum unless stated – subject to copyright this plan is intended as a guide to layout only and must not be relied upon for any other purpose.



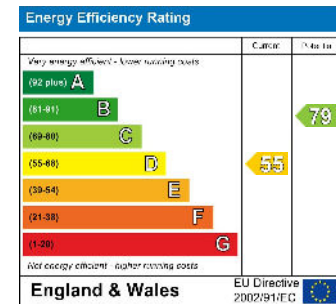
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## To Be Sold

Jack Charles are delighted offer for sale this wonderful detached house situated in a sought after location on the borders of Bidborough / Southborough. This detached property offers great scope for further expansion STPP and improvement and benefits from a large garden to rear. Internally the accommodation comprises entrance hall with open tread stairs to the first floor, cloakroom/WC, double aspect living room, dining room, kitchen with a door to a large utility area to the rear of the garage. To the first floor the landing leads to three good sized bedrooms and a family bathroom. Outside there are wonderful gardens to both front and rear with well stocked flower and shrub borders. The rear garden is predominately lawned, perfect for garden lovers and Children. To the front is a drive to the front of a single garage along with a lovely well stocked front garden. Viewings are recommended.

## Southborough

Bidborough & Southborough lie just a couple of miles south of Royal Tunbridge Wells and north of Tonbridge. For those commuting to London there's a direct line to Charing Cross and both Tonbridge station and Tunbridge Wells station offer fast and frequent services to London Bridge, Waterloo East and Cannon Street in under one hour. If you are travelling by car, the A21 can be accessed from Tunbridge Wells or Tonbridge, linking to the M25 and the national motorway network, Gatwick and Heathrow airports and the Channel Tunnel terminus. Southborough offers a number of local shops and cafes with nearby Tunbridge Wells providing a modern shopping centre as well as independent clothes and furniture shops in the High Street and the Pantiles and if it's good schools you are after there a numerous private and state schools to choose from within a 5 mile radius of Southborough.







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