



The Corner Shop 20 Holden Corner, Tunbridge Wells, TN4 0LP

Guide Price £599,995 - £625,000

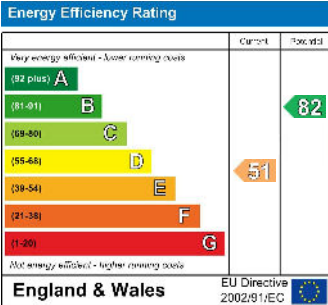
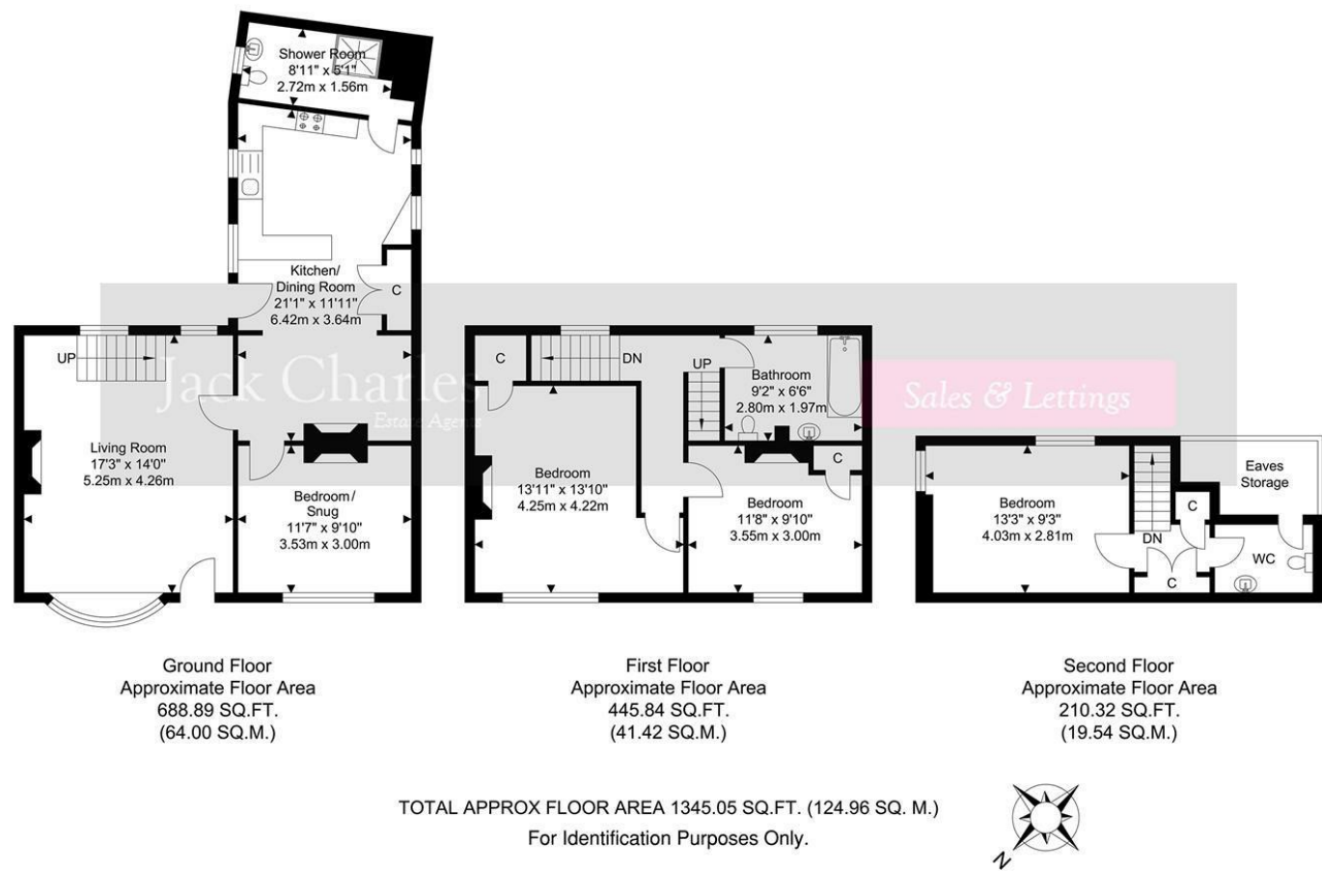
Jack Charles  
Estate Agents

Sales & Lettings



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  - Family Bathroom & GF Shower
  - Snug / Bedroom 4
- Spacious Period Home
  - Living Room With Woodburner
  - Pretty Rear Garden
- Four Bedrooms
  - Kitchen / Dining room
  - Quiet & Picturesque Location

**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 to offer for sale this deceptively spacious and well presented family house situated in a picturesque location overlooking the village pond. This wonderful home offers great versatility providing 4 bedrooms over three floors. You enter into a super double aspect living room with stairs to first floor, feature fireplace with wood burning stove. Door leading through to a good sized kitchen / dining room with access to the garden, bedroom 4 and shower room. The kitchen has a range of units and worktops, feature window to side and space for appliances, another fire place and plenty of space for table and chairs. The forth bedroom doubles up nicely as a snug / office. To the first floor there is the family bathroom and two bedrooms with aspects to the front over looking the pond. To the second floor is a good sized loft bedroom, and a separate WC with access to the loft space.

Outside to the rear there are steps up to a paved garden with a variety of flower and shrub borders including a rose arch, side access and potential for possible parking if required. There is a further patio and a larger shed with power and light that could be replaced with a modern garden room / home office.

## Southborough Location

Holden Corner is situated on the edge Southborough, know for its attractive wooded setting and large village pond and lies just a couple of miles south of Royal Tunbridge Wells and north is the vibrant town of Tonbridge, both of which have rail services to London, the more popular and frequent station being Tonbridge approx 33 minutes. If you are travelling by car, the A21 can be accessed a mile away in the direction of Tonbridge, which in turn gives access to the M25 and the national motorway network, Gatwick and Heathrow airports and the Channel Tunnel terminus. Southborough itself offers a number of local shops and cafes with nearby Tonbridge & Tunbridge Wells providing a more comprehensive shopping with Victoria Place and the High Street and Business parks near by, as well as independent clothes and furniture shops. The ever popular Pantiles is also a main attraction in Tunbridge Wells as is the River and Castle in Tonbridge. Locally There is the benefit of excellent schools in both then private and state sector for all levels making this a great place to raise a family.







**Jack Charles**  
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