



7 Meadow Road, Tonbridge, Kent, TN9 2SX

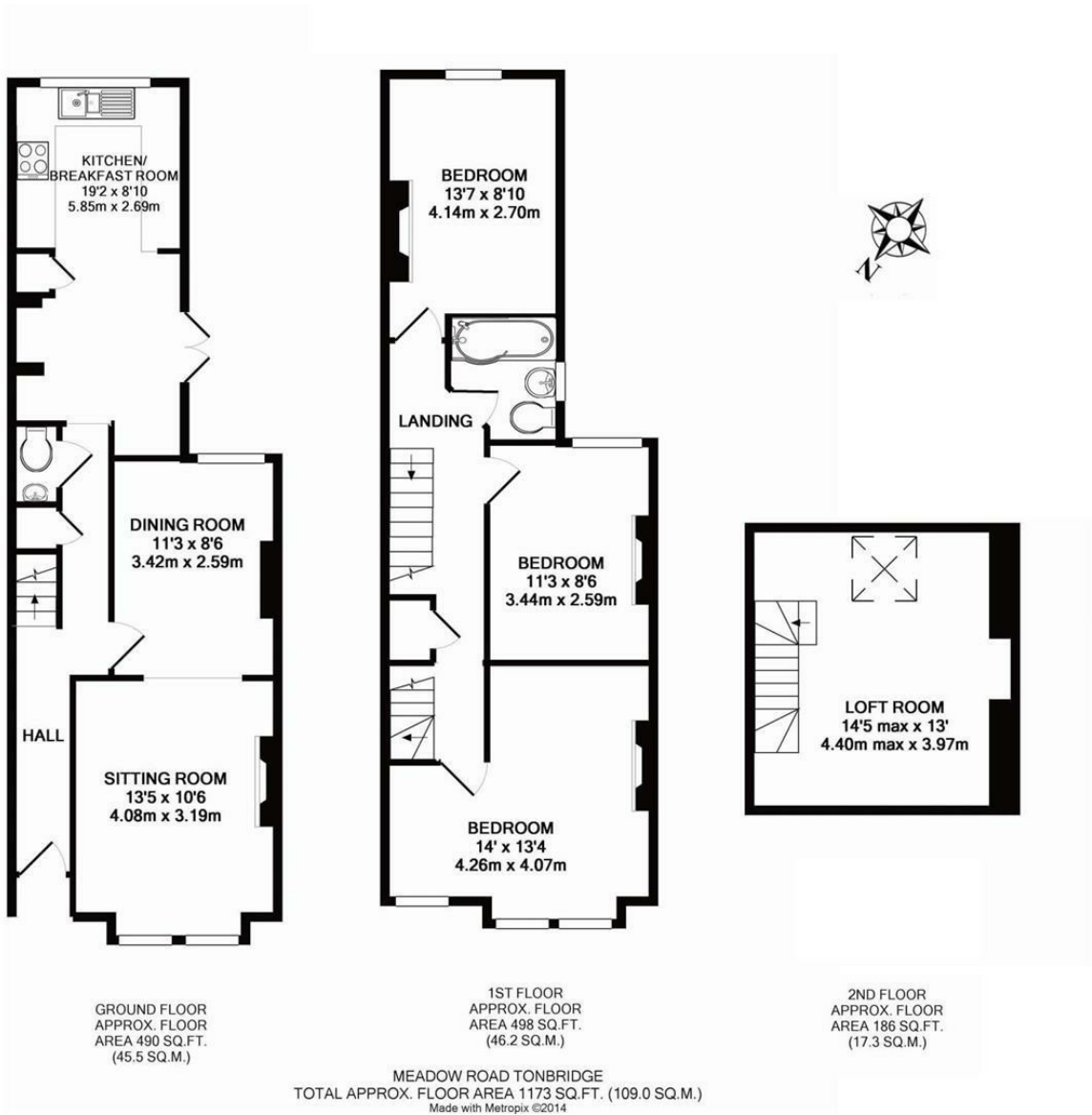
Guide Price £575,000

Jack Charles
Estate Agents

Sales & Lettings

- Period Semi Detached House
 - Lounge / Dining Room
 - Garden
- Three Bedrooms
 - Kitchen / Breakfast Room
 - Bathroom
- Loft Room
 - Popular Location
 - Viewings Recommended

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.



Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Target
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

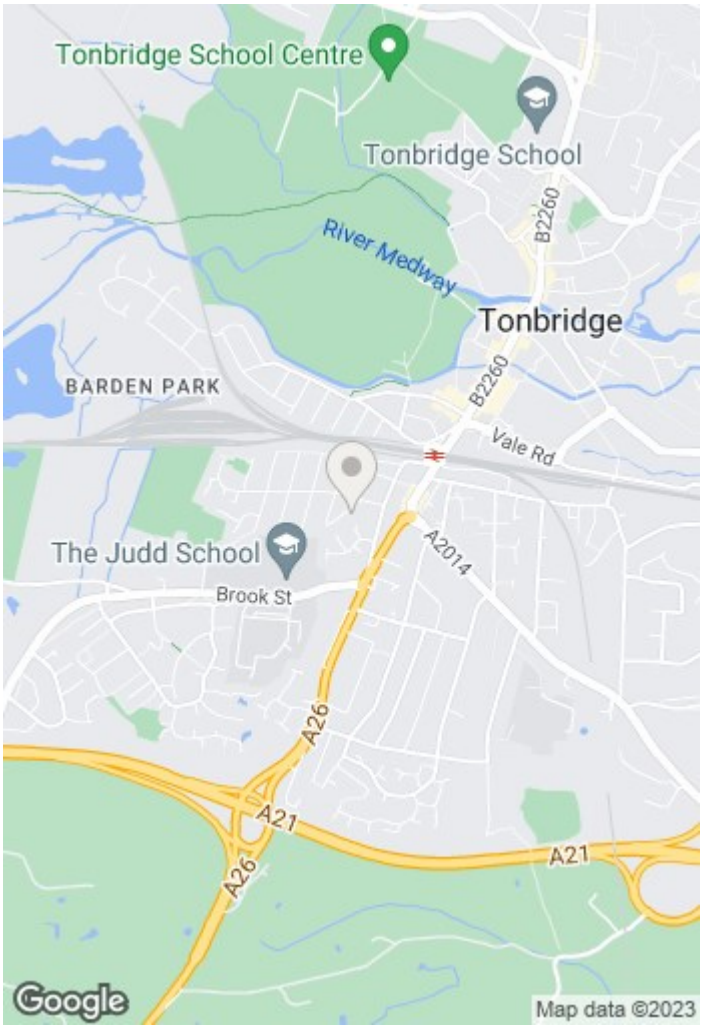
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To Be Sold

Jack Charles welcome to the market this wonderful bay fronted semi detached house with halls adjoining, the property has been recently been improved by the owners and is deceptively arranged over three floors. The accommodation itself comprises from a recessed entrance porch with door leading to the entrance hall with tiled flooring, stairs to first floor and doors to kitchen / breakfast room, dining room which leads through to the bay fronted living room. To the first floor there are three bedrooms and a family bathroom. To the second floor there is a super loft room with velux windows. Outside to the rear is a delightful rear garden which is paved, small area of lawn and attractive flower and shrub borders. This attractive treelined location is highly sought being within easy reach of the train station with regular services into London, beautiful parks and town centre.

Tonbridge Location

Tonbridge is a thriving market town that has developed over the centuries. It boasts a fine example of a 'Motte and Bailey' Norman castle built in the 13th century, set on the banks of the river Medway with the castle grounds abutting Tonbridge Park offering covered/open air swimming pool, tennis courts, children's play areas, miniature railway, putting etc. Tonbridge town offers an excellent range of retail and leisure activities with many High Street stores and a full complement of banks and building societies, together with a selection of coffee shops, restaurants and local inns. The mainline station provides fast commuter links into London (Cannon Street/London Bridge/Charing Cross in approximately 40 minutes) with road links to the M20 & M25 motorways via the nearby A26 and A21. Tonbridge offers a full scale of education from Nursery to College and includes Grammar & Private schools such as the world-renowned Tonbridge School. There are many places of historical interest in the surrounding areas including Penshurst Place and Gardens, Hever Castle, Knole House and Chartwell (once home to Winston Churchill).





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