



19 Raeburn Close, Tonbridge, TN10 4AX.

Guide Price £420,000 - £430,000

Jack Charles  
Estate Agents

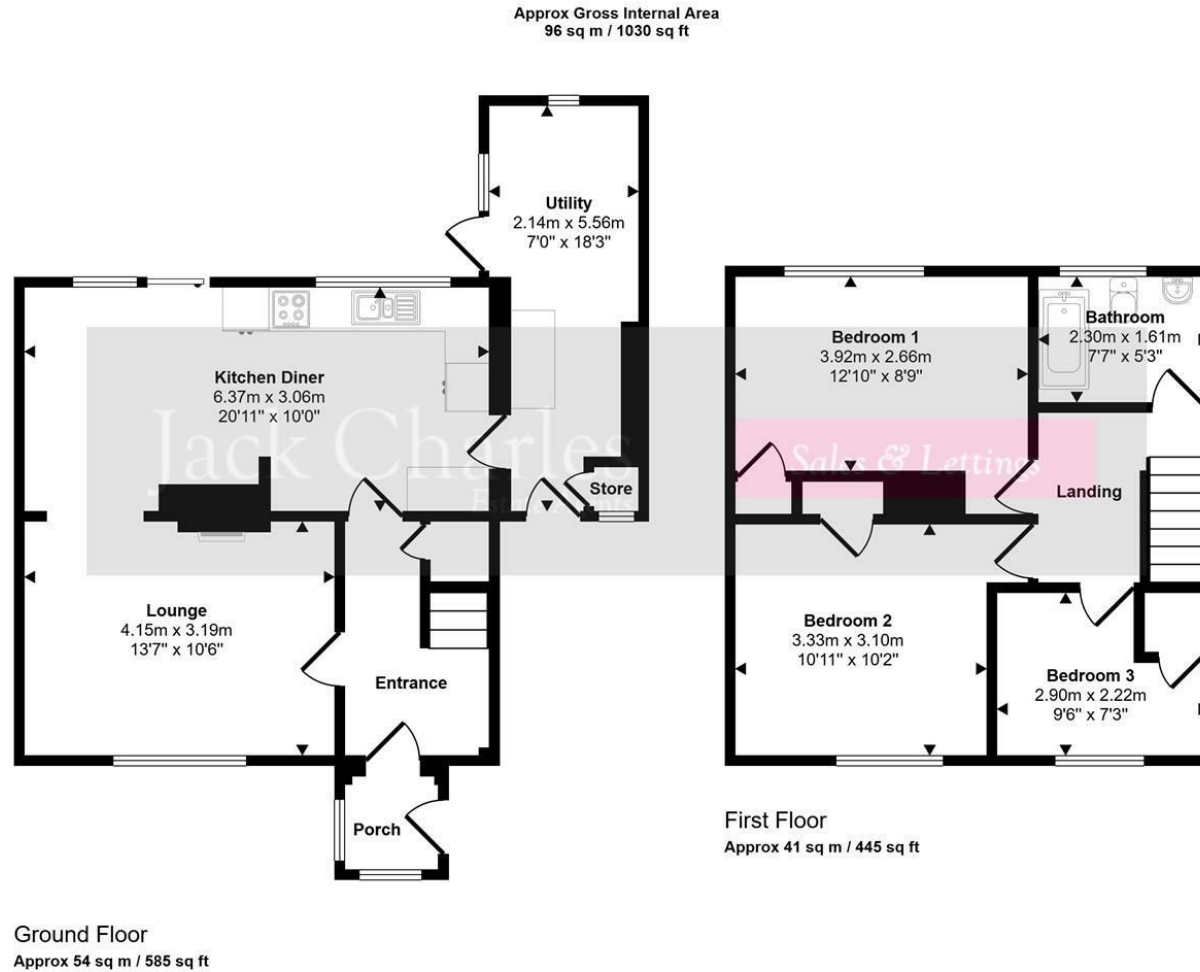
Sales & Lettings

- Semi Detached House
- Lounge
- First floor Bathroom

- Close To Woodlands Primary School
- Kitchen / Dining Room
- Parking

- Three Bedrooms
- Study & Utility
- Garden

**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		Current	Target
The more energy efficient - lower running costs			
92 plus	A		
81-91	B		77
69-80	C		
55-68	D		53
39-54	E		
21-38	F		
1-20	G		
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

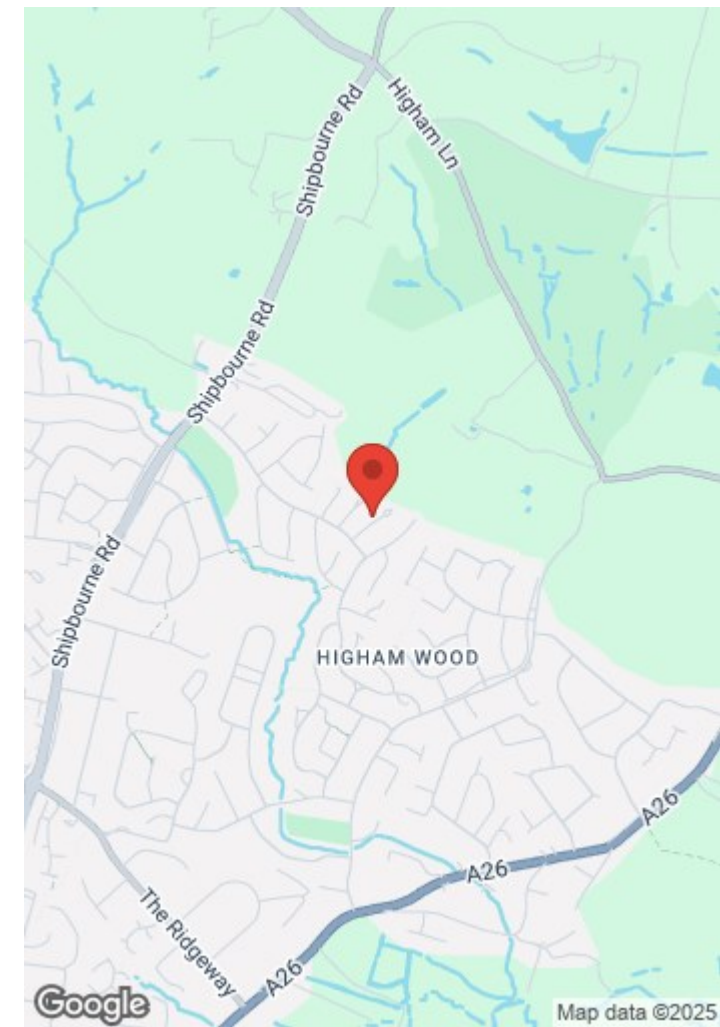
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## To Be Sold

Jack Charles are delighted to be appointed as agents for the sale of this semi detached house situated in a popular location to the north side of Tonbridge. The property is well presented throughout and has well appointed accommodation ranging over two floors. Internally the property comprises from an entrance hall, lounge with a feature fireplace and an opening through to the kitchen / dining room which leads to a side utility area / study. To the first floor there are three good size bedrooms and a family bathroom. Outside the property has the benefit of hardstanding to the front providing parking for 2 cars and to the rear there is a lawned garden with a paved terrace, garden shed. Viewings are strongly recommended.

## 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 green etc. Tonbridge town offers an excellent range of retail and leisure activities with High Street stores, 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 range of education from Nursery to College and includes Grammar & Private schools such as the well-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).





**Jack Charles**  
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