



1-2 Barton Cottages Long Mill Lane, Dunks Green, Tonbridge, Kent, TN11 9SB.

Guide Price £750,000

Jack Charles
Estate Agents

Sales & Lettings

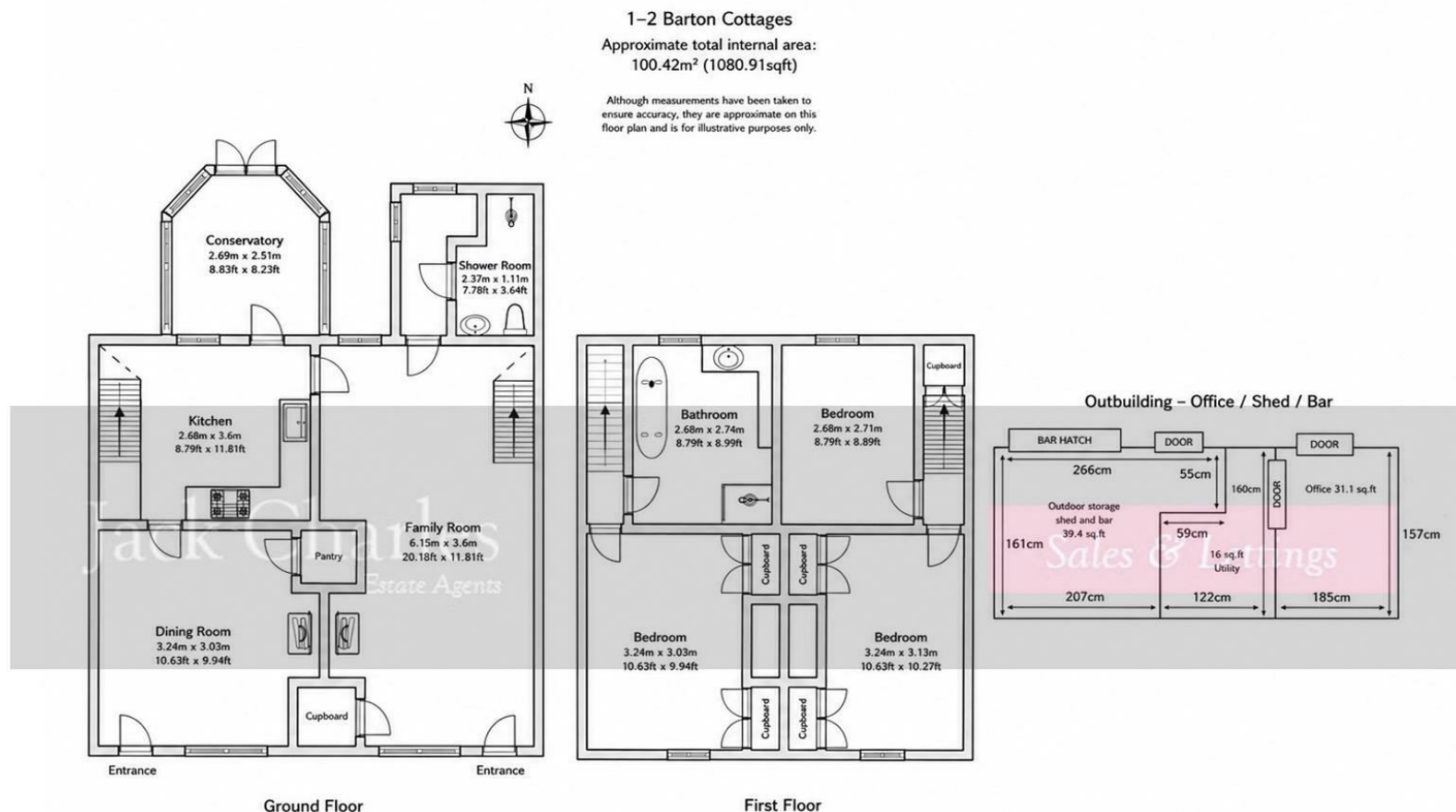
- Two Cottages Combined
- Three Double Bedrooms
- 2 Bathrooms & Study
- Highly Sought Village

- Fully Refurbished Cottage
- Two Reception Rooms
- Parking

- Amazing Views Onto Countryside
- Chain free!
- Outbuilding / Home Office

■ Highly Sought Village

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.



Important Notice:

These property details are intended to give a fair description and give guidance to prospective Purchasers/Tenants. They do not constitute an offer or contract of Sale/Tenancy and all measurements are approximate. While every care has been taken in the preparation of these details neither Jack Charles Property Services Ltd nor the Vendor/Landlord accept any liability for any statement contained herein. Jack Charles Property Services Ltd has not tested any services, appliances, equipment or facilities, and nothing in these details should be deemed to be a statement that they are in good working order or that the property is in good structural condition or otherwise. We advise all applicants to commission the appropriate investigations before Exchange of Contracts/entering into a Tenancy Agreement. It should not be assumed that any contents/furnishing, furniture etc. photographed are included in the Sale/Tenancy, nor that the property remains as displayed in the photographs. No person in the employment of Jack Charles Property Service Ltd has authority to make or give any representation or warranty whatever in relation to this property.

To Be Sold

Jack Charles are delighted to offer this characterful cottage, fully modernised and upgraded, enjoying outstanding far reaching views. This charming Grade II listed home is thought to date from the early 19th Century and boasts attractive ragstone elevations to both the front and rear beneath a tiled roof.

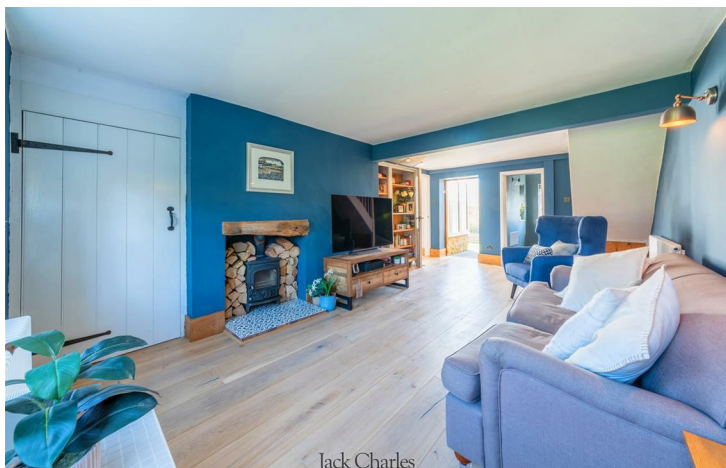
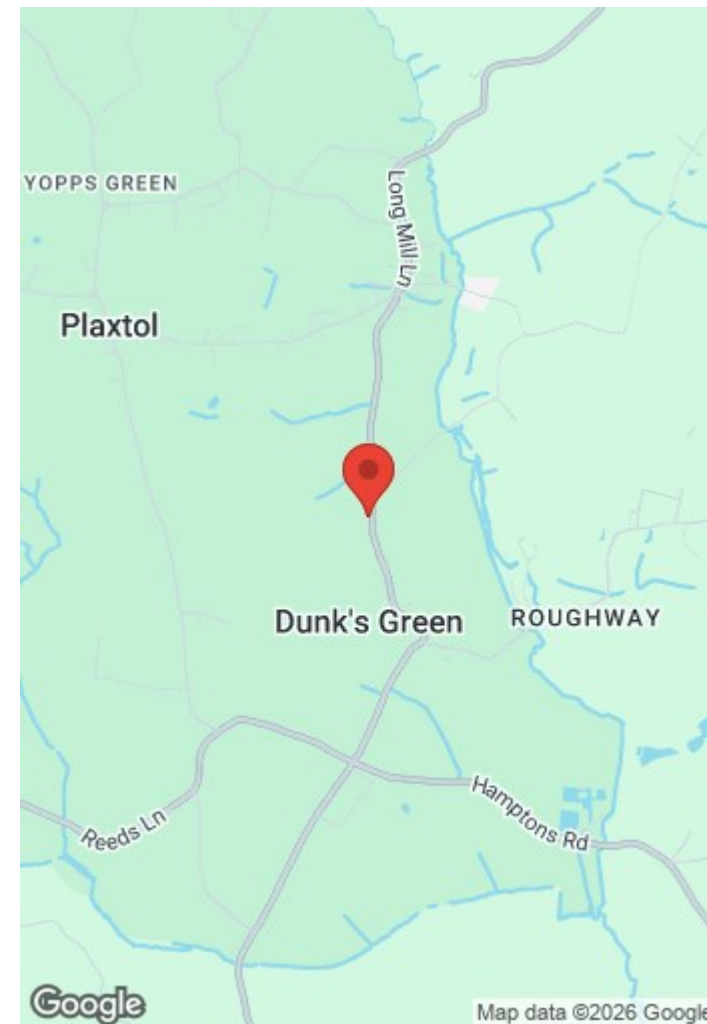
Situated within the picturesque semi rural hamlet of Dunks Green, between Shipbourne and Plaxtol on the fringes of Tonbridge, the property offers a unique history, having originally been two cottages. Internally, the accommodation is both versatile and well arranged, comprising a super through living room, separate dining room, a newly fitted bespoke kitchen, conservatory, small study and a shower room with WC. Two staircases either side of the property lead to the first floor which provides three bedrooms and a modern contemporary family bathroom.

Externally, the property benefits from parking to the front along with gardens to both the front and rear. The rear garden backs directly onto open countryside, affording exceptional views which are a particular feature of the home. There also is a wonderful outbuilding converted to a home office and separate bar perfect for entertaining in those summer months.

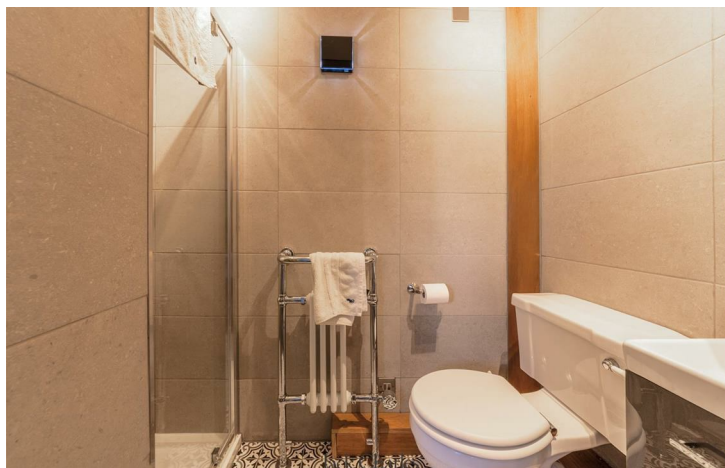
Properties in this sought after location are seldom available and early viewing is strongly recommended.

Dunks Green

Occupying an elevated position in the hamlet of Dunks Green and within walking distance of popular country public house and approximately 1½ miles from the village of Plaxtol which has a general store/post office, butchers shop, public house, church and primary school. The major towns of Tonbridge and Sevenoaks both provide a good range of shops, private and state educational facilities as well as main line station for London Charing Cross/Cannon Street are 6½ and 5 miles respectively. Borough Green with its range of local amenities and main line station for London Victoria is about 3 miles. Access to the M20/M26 and thence M25 at Wrotham Heath. Recreational pursuits in the area include golf at Poult Wood and Nizels, swimming at Sevenoaks and Tonbridge. Dunks Green is surrounded by some lovely countryside and there are many footpaths in the area.



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