

26 Fleming Way, Tonbridge, TN10 4RU.

Guide Price £525,000 - £550,000

Jack Charles
Estate Agents

Sales & Lettings

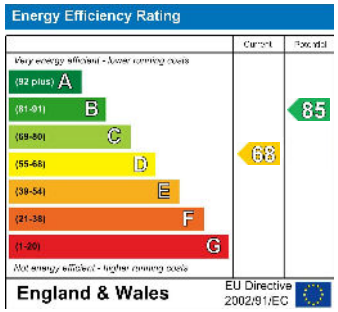
- Stunning Family Home
- 4 Bedrooms, 2 Bathrooms
- Magnificent Open plan Family/Dining Room/Kitchen
- Seperate Sitting Room
- First Floor Bathroom
- Utility Room
- Home Office
- Beautiful Gardens
- Backing Onto Farmland

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.



Approx. Gross Internal Floor Area 1274 sq. ft / 118.44 sq. m

THIS PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND SHOULD BE USED AS SUCH BY ANY PROSPECTIVE PURCHASER.



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To Be Sold

Jack Charles are delighted to offer for sale this exceptional three/four bedroom semi detached family home, occupying a sought after position in North Tonbridge and enjoying stunning uninterrupted views across open farmland to the rear.

Beautifully extended and significantly improved by the current owners, this superb property offers over 1,300 sq ft of versatile accommodation, perfectly designed for modern family living. The heart of the home is undoubtedly the impressive open plan kitchen, dining and family space, creating a wonderful social hub for everyday living and entertaining. Bathed in natural light from large sliding doors and Velux windows, this outstanding room seamlessly connects the interior with the beautifully landscaped garden whilst taking full advantage of the spectacular countryside backdrop.

The accommodation is both flexible and practical, comprising a welcoming sitting room, a generous fourth bedroom or additional reception room, ideal as a playroom, snug or guest accommodation, together with a stylish shower room, cloakroom and separate utility area. Such versatility makes the property particularly attractive for growing families, multi generational living or those requiring dedicated work from home space.

To the first floor are three well proportioned bedrooms and a contemporary family bathroom, all presented to an excellent standard throughout.

Externally, the property continues to impress. A substantial frontage provides extensive off road parking for multiple vehicles, a feature increasingly difficult to find in such a popular residential location. The rear garden has been thoughtfully landscaped to create a series of attractive seating and entertaining areas, complemented by low maintenance artificial lawn and bespoke seating. Backing directly onto open fields, the garden enjoys a wonderful sense of privacy and a semi rural feel rarely found so close to town amenities.

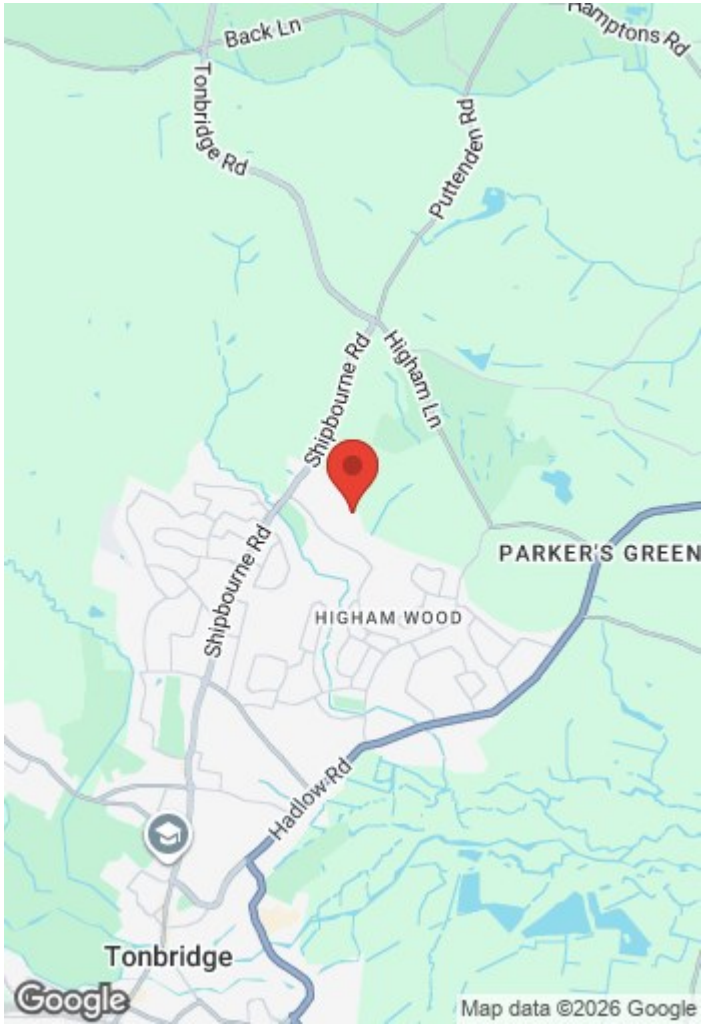
A further standout feature is the detached home office, providing a fully insulated and practical workspace with power, lighting, WiFi connectivity and heating, making it ideal for remote working, a studio, gym or hobby room.

Conveniently positioned for highly regarded schools, local amenities, transport links and Tonbridge mainline station, this outstanding home successfully combines modern family living with countryside surroundings.

An internal viewing is highly recommended to fully appreciate the quality, space, flexibility and exceptional setting this wonderful property has to offer.

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, 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).

















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