12 Great Elms, Hadlow, Tonbridge, Kent, TN11 0HT

Guide Price £875,000 - £900,000

Jack Charles
Estate Agents

Sales & Lettings

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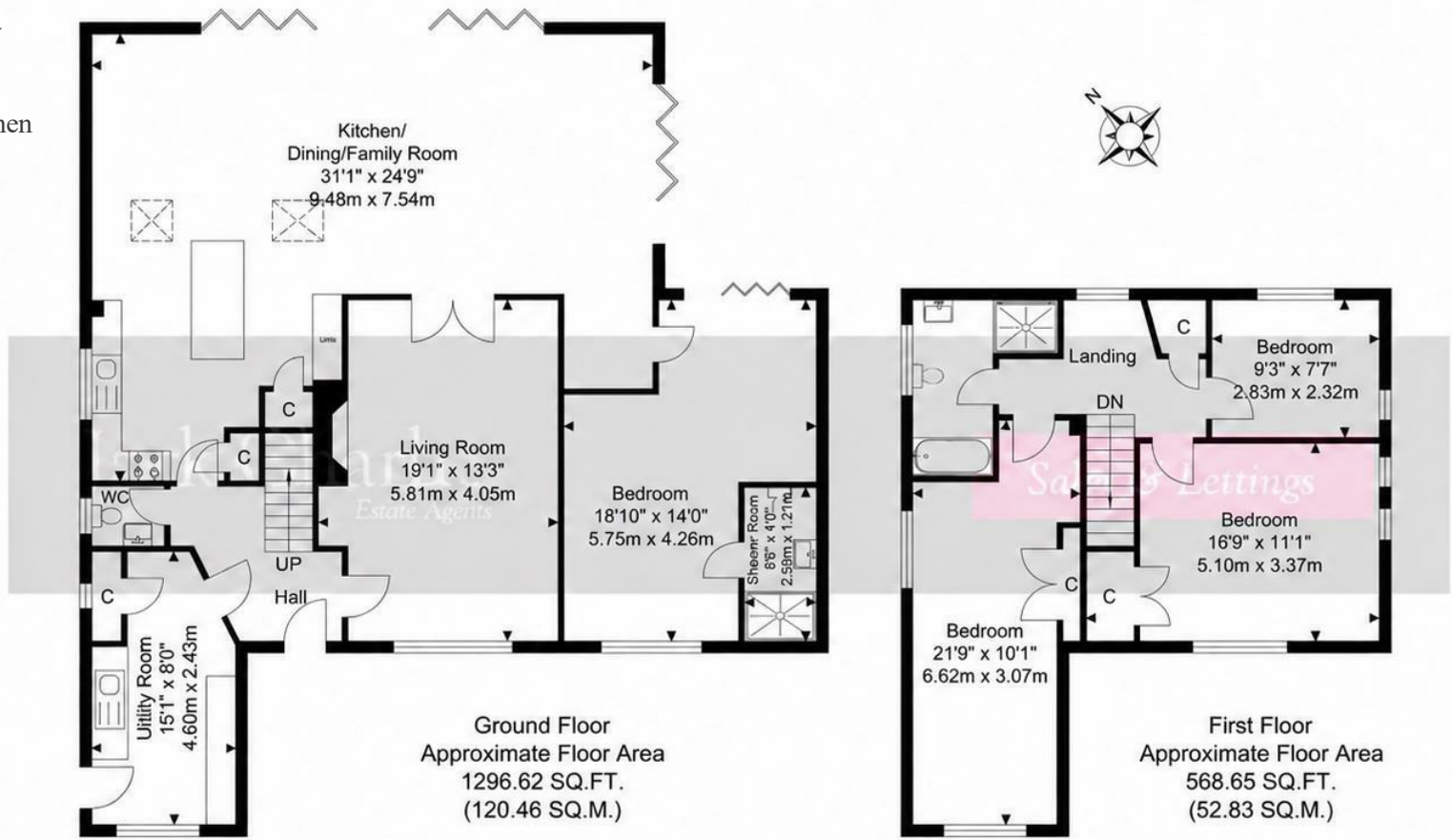
Tonbridge, Kent, TN11 0HT

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.

- Substantially Extended Detached Property
- Four Bedrooms
- Stunning Open Plan Family / Room / Kitchen
- Two Bathrooms
- Large Private Gardens
- Ample Parking
- Utility Room & Cloakroom
- Popular Village Location
- Beautifully Presented
- Viewings Recommended.



TOTAL APPROX FLOOR AREA 1865.27 SQ.FT. (173.29 SQ. M.)
For Identification Purposes Only.

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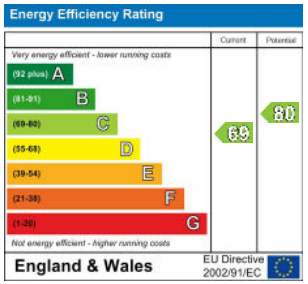
To Be Sold

Jack Charles are delighted to be appointed as agents for the sale of this stunning detached property situated in a sought-after location in the pretty village of Hadlow. The present owners have upgraded and extended the property to an exceptionally high standard. It features a generous plot and spacious, well-appointed accommodation throughout especially on the ground floor. Internally the property comprises from an entrance hall, which gives access to a good-sized utility room, cloakroom and a stunning open-plan kitchen/dining/family room with bi-folding doors leading out onto a wonderful garden. The kitchen is fully fitted with a central island, underfloor heating, lantern windows providing plenty of light. It also features a further set of doors leading out to a covered seating area as well as another door leading to a very good sized bedroom 4 with an ensuite bathroom. This room could easily double as a further reception room if required and also benefits from underfloor heating . To the first floor there are three bedrooms and a super family bathroom. Outside to the front is a block paved driveway providing parking for several vehicles, an area of lawn flower and shrub borders. To the rear is an exceptionally good sized private garden predominantly laid to lawn with raised gravel borders, a garden shed and a raised decking area with a substantial studio/summerhouse that has power & light. A particular feature of the property is its covered patio accessible from both the family room and ground floor bedroom, which provides an ideal space for an alfresco eating area on rainy days. The patio also extends the width of the property and viewings are strongly recommended.

Hadlow Location

Hadlow is a thriving village located on the A26 road between the busy market town of Tonbridge and the county town of Maidstone, with regular bus services to both. The centre of the village is a conservation area with many listed buildings and is known locally as The Square. The community is well-served by local shops, pubs and restaurants, as well as a library and health facilities including a medical centre, dentist and pharmacy. If Kent is the Garden of England then Hadlow must surely be a favourite corner to escape to, surrounded by rural countryside, on the route of many country walks and of course home to the Hadlow College of Agriculture and Horticulture. The historic parish church of St Mary's dates back over a thousand years and the skyline is dominated by the pseudo-Gothic Hadlow Folly. When 18th-century industrialist Walter Barton May thought his wife was having an affair with a local farmer, he wanted to be sure she would never escape his sight. His excessive solution can still be seen today: a 64m tall observation tower that soars above the surrounding Kent landscape from which he could survey the entire village.



BROAD & BROAD

THE ORIGINAL
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Laundry Room