



**Rose Cottage Chafford Lane, Fordcombe – TN3 0SP**  
Tunbridge Wells

Guide Price £500,000  
**bracketts** est. 1828





## Rose Cottage Chafford Lane

Fordcombe, Tunbridge Wells

- Semi-Detached Cottage
- Fine Rural Views
- 2 Reception Rooms
- Modern Kitchen
- Cloakroom / WC
- 3 Double Bedrooms
- Family Bathroom
- Wrap-Around Gardens
- Off Road Parking

Offered for sale free of any forward chain and occupying a delightful rural position set opposite and enjoying far reaching views across open countryside from which the property can access the ribbons of foot and bridle paths in Kent and neighbouring East Sussex. This well appointed, semi-detached house provides a bright and spacious home with modern sanitary fittings and a kitchen with integrated appliances. The property has attractive Parquet flooring to the ground floor, double glazed windows and central heating.

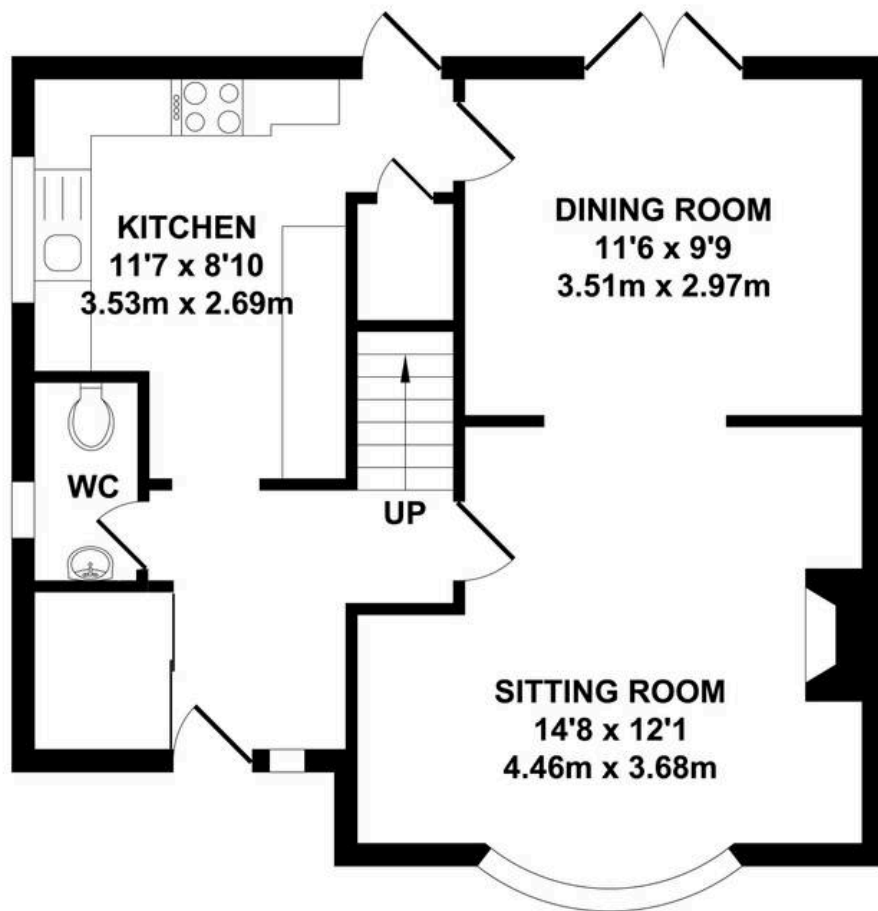
The accommodation to the ground floor comprises a spacious hallway, utility cupboard, cloakroom/WC, sitting room opening to dining room and kitchen with understairs / larder cupboard. On the first floor, there are three double bedrooms and an attractive modern bathroom with a white suite and chrome fittings. Outside, there is a wrap-around garden with off road parking and an open timber garage building - accessed to the rear.

Council Tax band: E

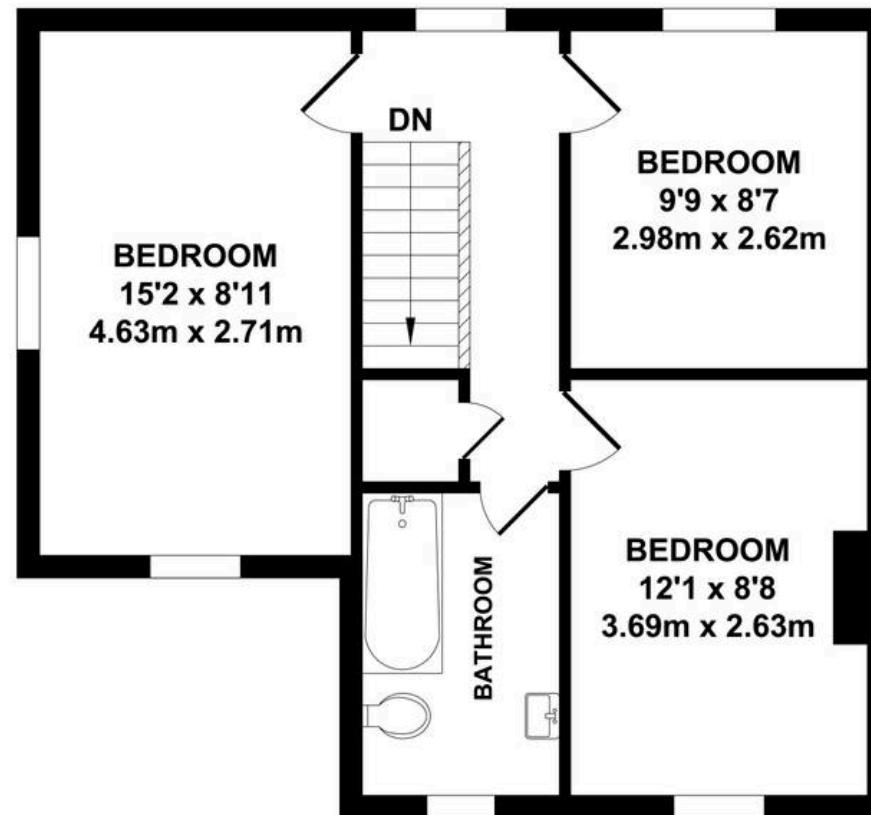








**GROUND FLOOR**  
**APPROX. FLOOR AREA**  
**512 SQ.FT.**  
**(47.57 SQ.M.)**



**FIRST FLOOR**  
**APPROX. FLOOR AREA**  
**466 SQ.FT.**  
**(43.30 SQ.M.)**

**TOTAL APPROX. FLOOR AREA 978 SQ.FT. (90.87 SQ.M.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.