



The Studio, Hadlow Castle, Hadlow, Tonbridge, Kent, TN11 0EG

Guide Price £450,000

When experience counts...

est. 1828
bracketts

**** Detached Two Bedroom Studio Property In Its Own Private Garden **** The Studio is a detached single storey property situated in its own private walled garden, set within the stunning grounds of Hadlow Castle with its famous Gothic Folly. This home currently comprises entrance hall kitchen / breakfast room, two bedrooms, family bathroom, separate cloakroom room/WC and a large sitting room with vaulted ceiling and log burning stove arranged over circa 1053 sqft. The garden is mainly laid to lawn with a fantastic view of Hadlow Tower. The property also has potential scope for extension/development subject to relevant planning permissions. Hadlow Castle is situated in the village of Hadlow and benefits from a good range of local services including a doctor's surgery, dentist, school, chemist, post office, several shops, pubs, a charming tearoom, and Norman church. A more comprehensive range of educational, recreational and shopping facilities, together with main line station serving London Cannon Street/Charing Cross can be found at both Tonbridge and Sevenoaks. We recommend viewing at your earliest convenience.

Detached Two Bedroom Studio Property

Private Walled Garden - View Over
Hadlow Tower

Off Street Parking

Two Reception Rooms

Kitchen

Family Bathroom & Cloakroom WC

2 Parking Spaces

Established Garden

Semi Rural Living

No Onward Chain





LOCATION: Hadlow

Hadlow benefits from a good range of local services including a doctor's surgery, dentist, school, chemist, post office, several shops, pubs, a charming tearoom, and Norman church. A more comprehensive range of educational, recreational and shopping facilities, together with main line station serving London Cannon Street/Charing Cross can be found at both Tonbridge and Sevenoaks.

Tonbridge town offers an excellent range of retail and leisure activities with many High Street stores, together with a selection of coffee shops, restaurants and local inns.

Tonbridge offers first-rate primary and secondary schools (including Grammars and Public Schools) many of which consistently do well in the league tables. 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).

ADDITIONAL INFORMATION:

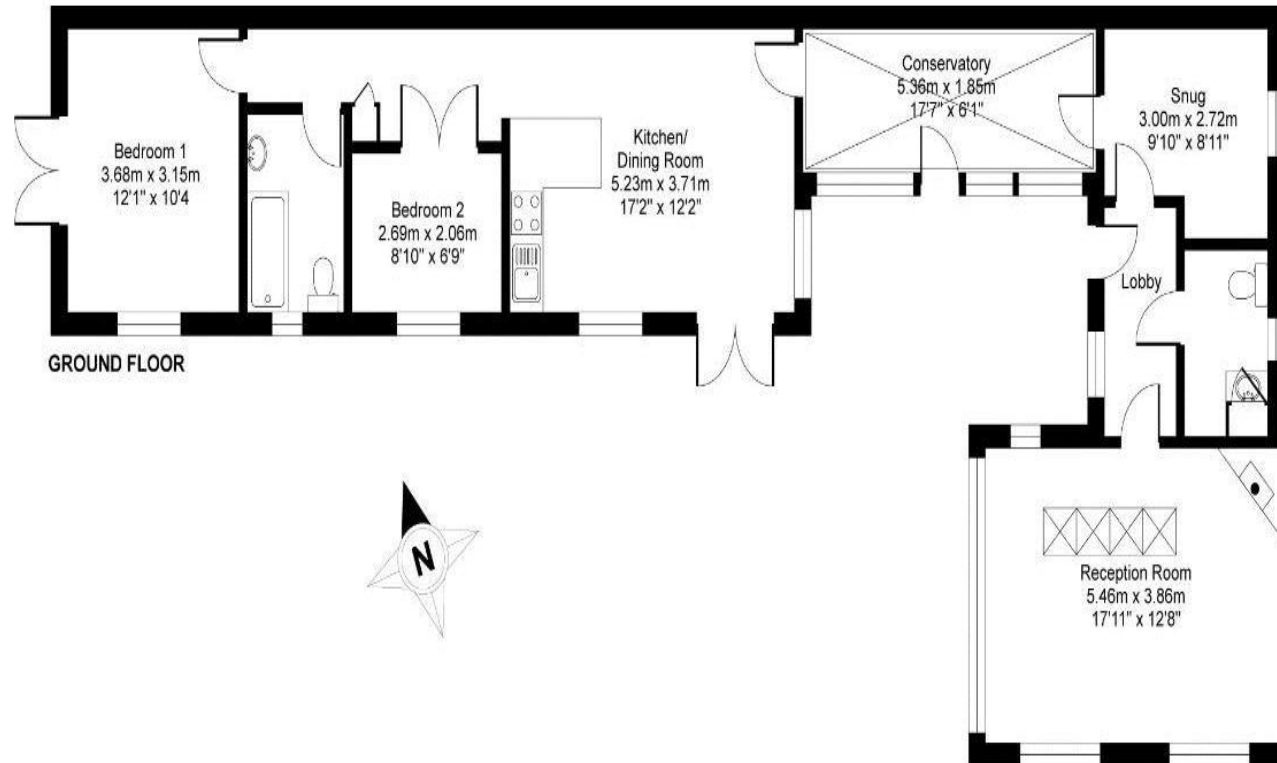
Council Tax Band C

Double Glazed Windows

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E	48 E	
21-38	F		
1-20	G		
			88 B



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High Street, Hadlow, Tonbridge, TN11

APPROX. GROSS INTERNAL FLOOR AREA 1053 SQ FT 97.8 SQ METRES

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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