



Mabledon Road, Tonbridge, Kent, TN9

Guide Price £500,000 - £525,000

When experience counts...

est. 1828  
**bracketts**



Guide Price £500,000 - £525,000. Offered for sale is this well presented three-bedroom semi-detached home, situated on a quiet road within the desirable Meadow Lawn area of south Tonbridge. Internally the property comprises entrance hallway, living room with bay window, kitchen / dining room, downstairs W/C and utility room. Upstairs there are three-bedrooms and a family bathroom. Outside there is a small paved and walled front garden to the front and to the rear is a private and enclosed garden with patio seating area and the rest laid to lawn. There is on street permit parking available on the road as well. The property benefits from its quiet residential road but at the same time being with close proximity to Tonbridge high street, mainline station and a number of local nurseries, primary, secondary and grammar schools. This great home has the added benefit of being offered with no onward chain and an early viewing comes strongly recommended.

Semi-Detached Home

Three Bedrooms

Living Room

Kitchen / Dining Room

Utility Room & Downstairs W/C

Upstairs Family Bathroom

Desirable Meadow Lawn Area

Close Proximity To HS & MLS

Close Proximity To Local  
Schools

No Onward Chain





## LOCATION: Tonbridge

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, childrens' play areas, miniature railway, putting etc.

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.

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 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 D

Double Glazed Windows

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	68 D	77 C
39-54	E		
21-38	F		
1-20	G		

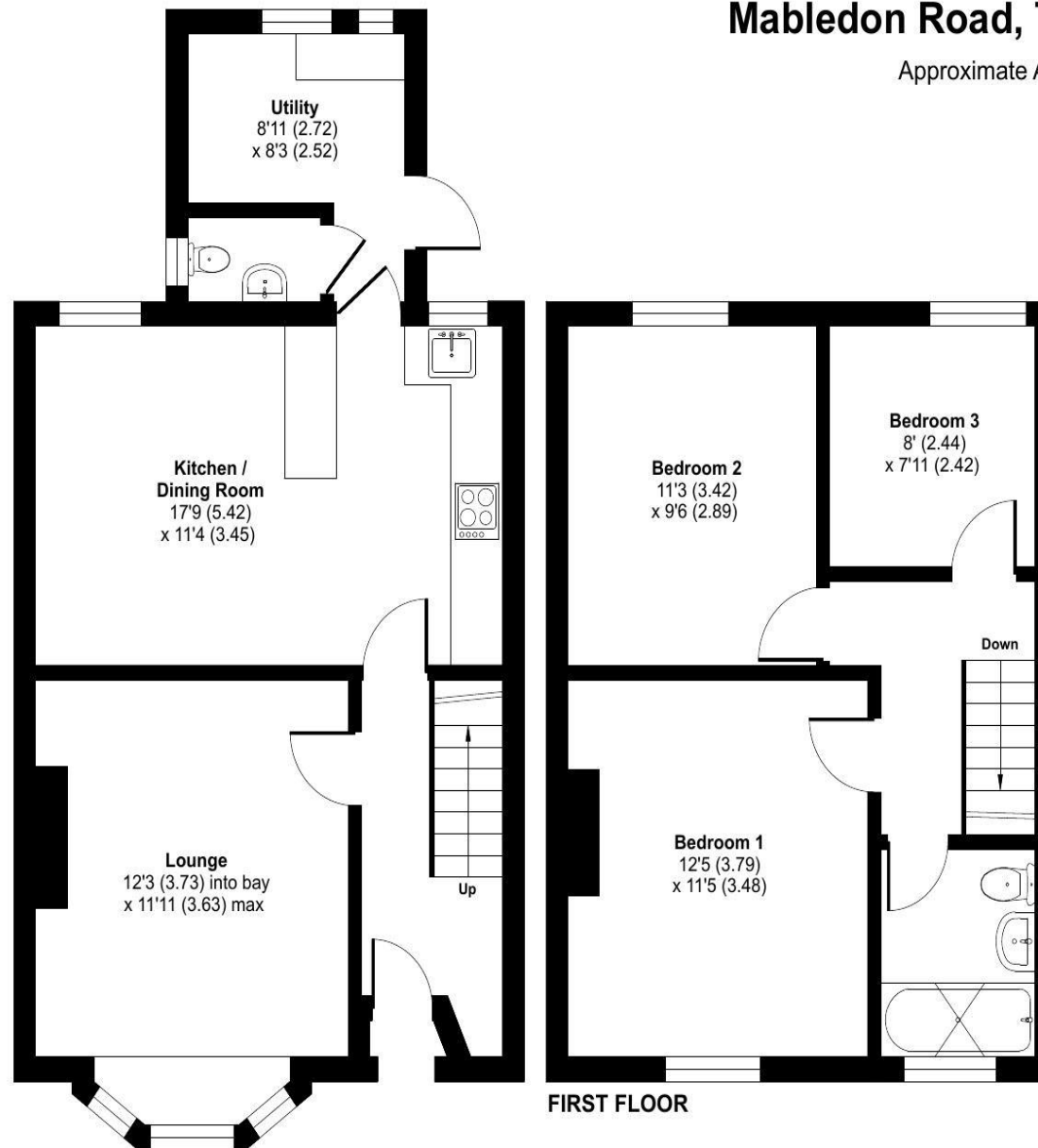


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Approximate Area = 953 sq ft / 88.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025. Produced for Bracketts llp. REF: 1349443

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