



Whitefriars Wharf, Tonbridge, Kent, TN9

Guide Price £250,000 - £275,000

When experience counts...

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bracketts

Offered for sale is this centrally located, second floor, two bedroom apartment. Forming part of this sought after gated, riverside development with allocated undercroft parking. The apartment sits in a centrally located position for Tonbridge High Street, local amenities, coveted schools, river walks and main line station. Internally the property can be accessed via a private staircase or lift servicing all floors and comprises, entrance hall, open plan sitting room with double glazed feature windows, fitted kitchen and dining area. There are two bedrooms, the master bedroom benefitting from built in wardrobes and a recently upgraded en-suite shower room. There is also a separate family bathroom which has also been updated. Viewings are highly advised in order to fully appreciate this property.

Two Bedroom Apartment

Lift Access To All Floors

Open Plan Kitchen / Dining & Sitting Room

Ensuite Shower Room

Family Bathroom

Large Feature Windows

River Views

Close to Town Centre, Mainline Station & Local Amenities

Undercroft Secure Parking

Ideal For First Time Buyers and Investors





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 C

Double Glazed Windows

Lease Hold- 978 yrs remaining

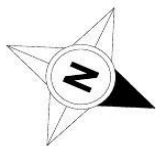
Maintenance Charges- £2,296.54 pa

Covering building and garden maintenance

Ground Rent- £200 pa

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

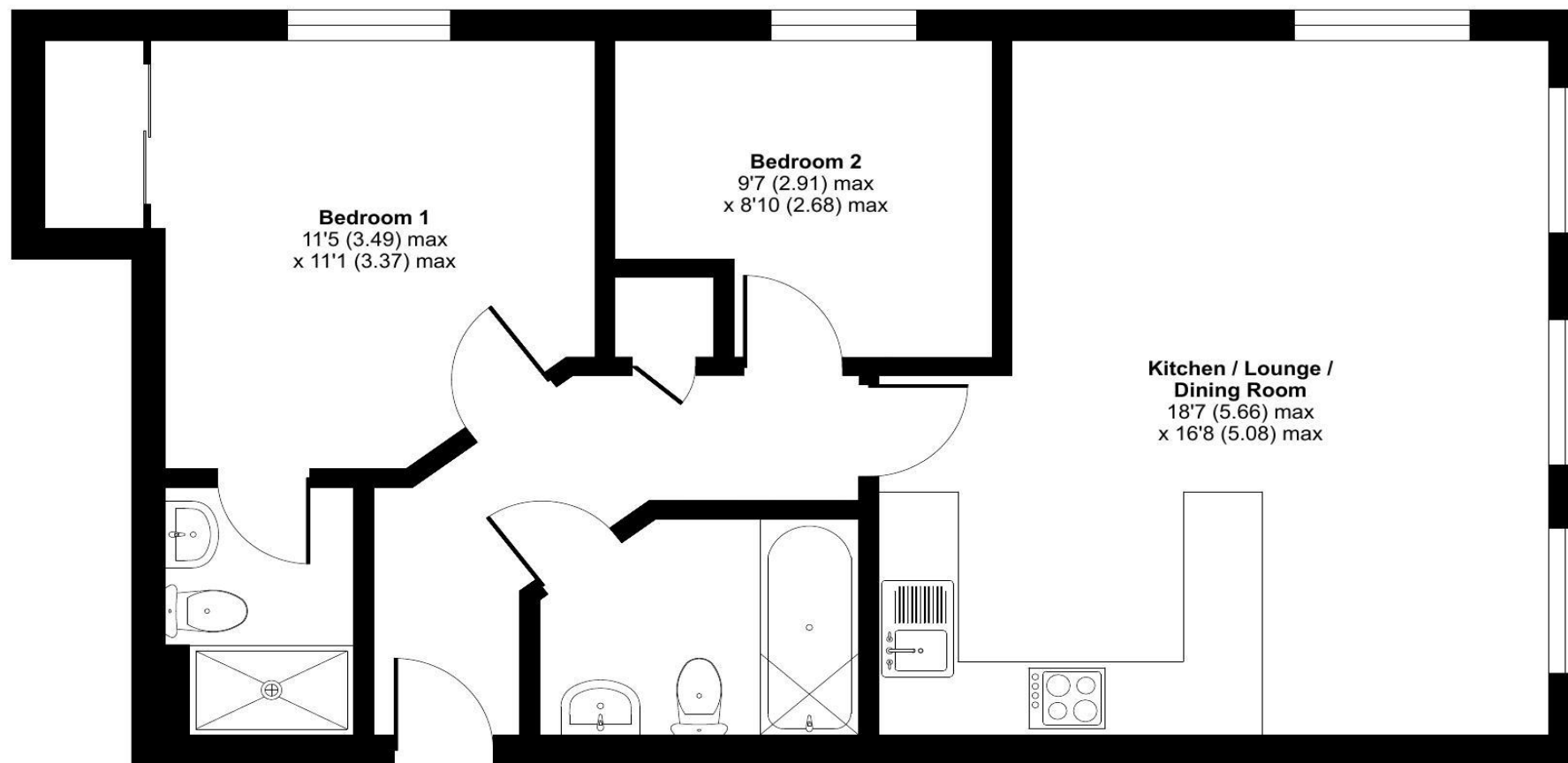
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Approximate Area = 654 sq ft / 60.7 sq m

For identification only - Not to scale



SECOND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Bracketts llp. REF: 1349978