



19 Orchard Rise, Groombridge – TN3 9SA
Tunbridge Wells

Guide Price **£950,000**

bracketts
est. 1828



19 Orchard Rise

Groombridge, Tunbridge Wells

- Prime corner plot in prestigious cul-de-sac
- South-facing rear garden
- Spacious detached 1960s family home
- No onward chain
- Large reception room with fireplace
- Kitchen/Breakfast Room
- plus separate dining room
- Principal bedroom with en-suite and dual aspect
- 3 double bedrooms
- Utility room and Study
- Driveway parking for several cars and attached single garage

A prime corner location, south facing to the rear in one of the village's most prestigious cul-de-sac locations. The house is ideally placed for the assorted amenities available within Groombridge, which include the highly regarded St Thomas's Primary School. The house is an equal distance from Station Road, with its day-to-day shopping amenities that include a general store, independent bakery and post office.

This spacious detached house is offered for sale free of any forward chain. Dating from the 1960s and brick built with rendered upper elevations and a tile hung feature. The accommodation benefits from gas central heating and double glazing throughout.

Council Tax band: G

Tenure: Freehold





Orchard Rise, Groombridge, Tunbridge Wells, TN3



Approximate Area = 1846 sq ft / 171.5 sq m

Garage = 163 sq ft / 15.1 sq m

Total = 2009 sq ft / 186.6 sq m

For identification only - Not to scale

