

# HAWKHURST KENT









HORNS ROAD, HAWKHURST, KENT TN18 4QU

## Immaculate Family Home with Stunning Views

Drawing Room \* Garden Room \* Kitchen/Breakfast Room  
Cloakroom

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Four Double Bedrooms, Two Ensuite \* Family Bathroom

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Double Garage \* Utility Room \* Shower Room  
Enclosed Gardens \* Swimming Pool with Pool House

**Harpers and Hurlingham**

The Corner House

Stone Street

Cranbrook

Kent

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An immaculately presented family home located on the outskirts of the village of Hawkhurst. This deceptively spacious property sits in the middle of its own grounds of approximately one acre and enjoys far reaching views over the adjoining countryside.

The accommodation consists of an entrance hall, a triple aspect drawing room with a fireplace and doors to the garden room/dining room, a kitchen/breakfast room and a cloakroom on the ground floor.

On the first floor there is a master bedroom with ensuite bathroom, three further double bedrooms, one with an ensuite shower room, and a family bathroom.

Outside electric gates open onto a sweeping gravel drive which leads to the house, a generous parking area and a detached double garage. Within the garage block there is a utility room and a shower room with WC which serves the pool area. The delightful swimming pool and pool house are surrounded by a paved terrace.

The enclosed south facing gardens are laid predominantly to lawn interspersed with mature trees and shrub and flower beds. A brick terrace is ideal for enjoying the far reaching views.

This must see property benefits from being located within the much sought after Cranbrook School Catchment Area.



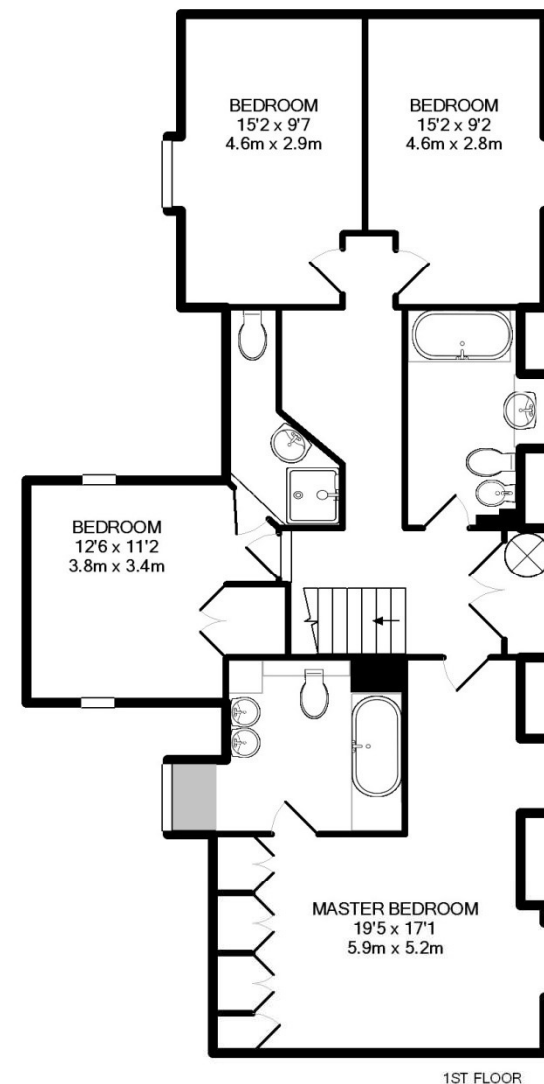
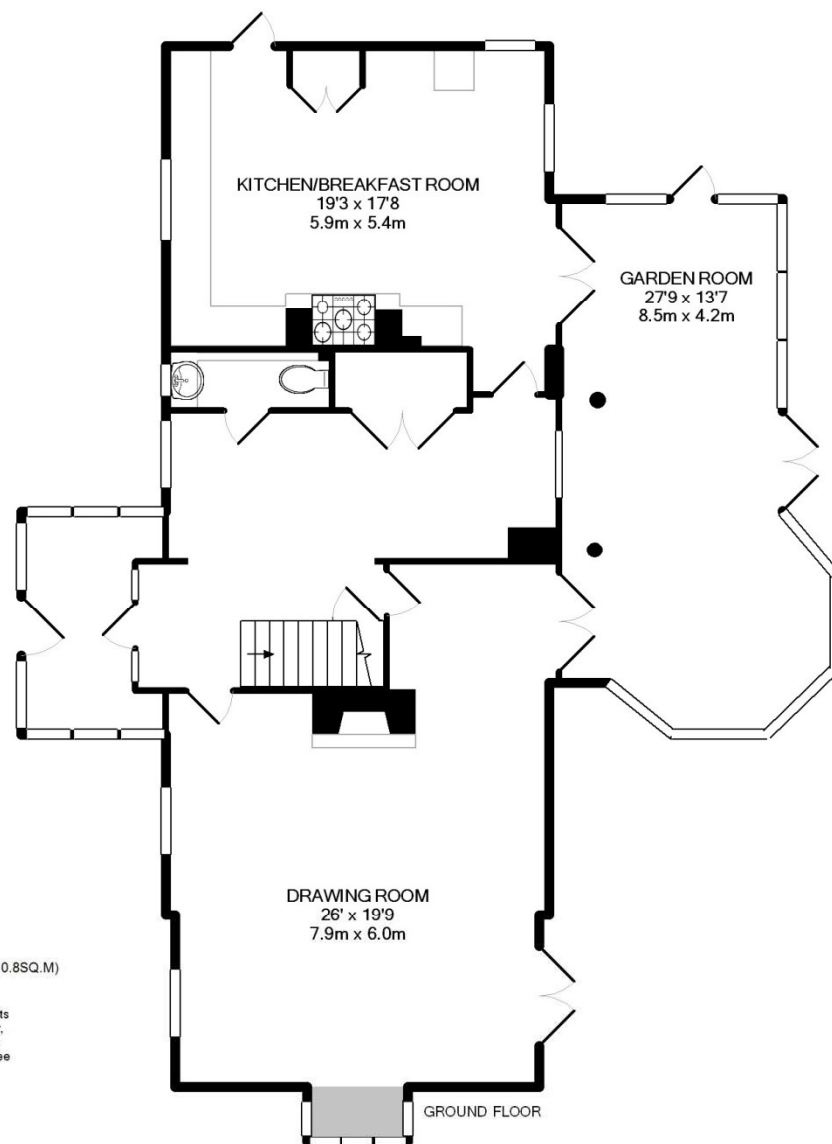
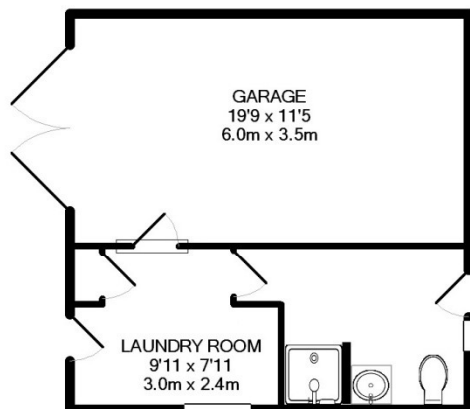


Situated on the outskirts of the village of Hawkhurst with all its amenities including a butcher, two supermarkets, chemist, cinema, florist and various restaurants. A short drive away is the larger town of Cranbrook which provides a good variety of shops, banks, supermarket and sports centre.

Nearby Bedgebury Pinetum and Bewl Water provide excellent leisure facilities.

As well as Cranbrook School there are many excellent private and state schools for children of all ages in the area including Bethany, Benenden School, Marlborough House, St Ronans, High Weald Academy and Dulwich Prep School.

Mainline Rail Services are available from Staplehurst into London Cannon Street and Charing Cross or Etchingam or Stonegate into Charing Cross.



TOTAL APPROXIMATE USEABLE INTERNAL FLOOR AREA (excluding garage complex) 2269SQ.FT. (210.8SQ.M)  
(not to scale - for layout purposes only)

(please note that the fixtures and fittings are not necessarily included in the sale)

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.

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Mains electricity, gas and water.

Tunbridge Wells Borough Council - Council Tax Band G

Please note that it should not be assumed that any fixtures and fittings are automatically included within the sale of this property.







