



‘Our Focus Determines Your Reality’



Frittenden Road
Frittenden
Kent
TN17 2EL



Entrance * Sitting Room * Dining Room * Kitchen

Two Double Bedrooms

One Single Bedroom interconnecting with Bathroom

Enclosed Garden * Off Road Parking



VICTORIAN STYLE END OF TERRACE COTTAGE

Believed to date from the 1860's, this Victorian style, end of terrace cottage is in need of some updating. The cottage enjoys period features including wrought iron fireplaces and exposed floorboards and occupies a semi-rural location on the outskirts of the sought after village of Frittenden.

The accommodation consists of an entrance, a sitting room with bay window and fireplace, a dining room and a kitchen with door to the garden, on the ground floor.

On the first floor there are two double bedrooms, a further bedroom interconnects with the family bathroom.

Outside there is off road parking adjoining the front garden which is laid to lawn bordered with mature hedging. The enclosed garden to the rear will need some taming, laid to lawn with mature trees, shrubs and hedges. There is also a greenhouse.



FRITTENDEN AND CRANBROOK

The picturesque village of Frittenden offers a Pub, Church, Village Store and Primary School and is a short drive to Cranbrook. The Wealden town of Cranbrook renowned for its eclectic mix of shops, cafe's, restaurants, boutiques etc. is the nearest town for shopping facilities. Dominating the town is the stone church known locally as "The Cathedral of the Weald". A variety of social clubs offer a range of interesting activities.

SCHOOLS AND CONNECTIONS

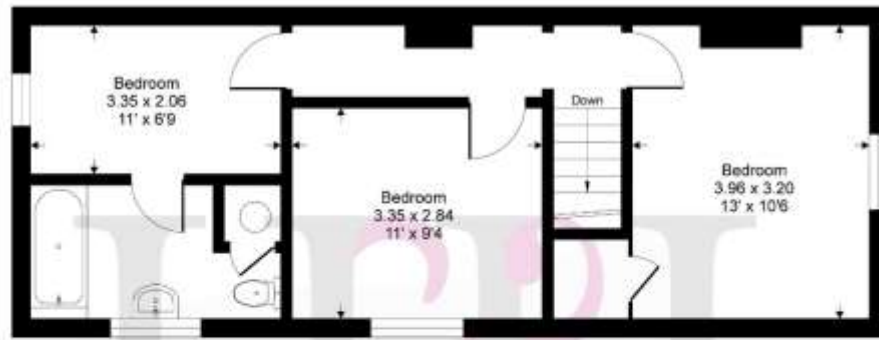
The Cranbrook School, renowned and sought after for its excellent reputation and educational facilities, is located in the town. In addition to Cranbrook School and the local primary school, there are other excellent schools, namely Bethany, Benenden School, Marlborough House, St Ronans, and Dulwich Prep School. More details can be obtained by visiting the website www.kent.gov.uk.

The mainline stations at nearby Staplehurst and Headcorn offers trains to London.

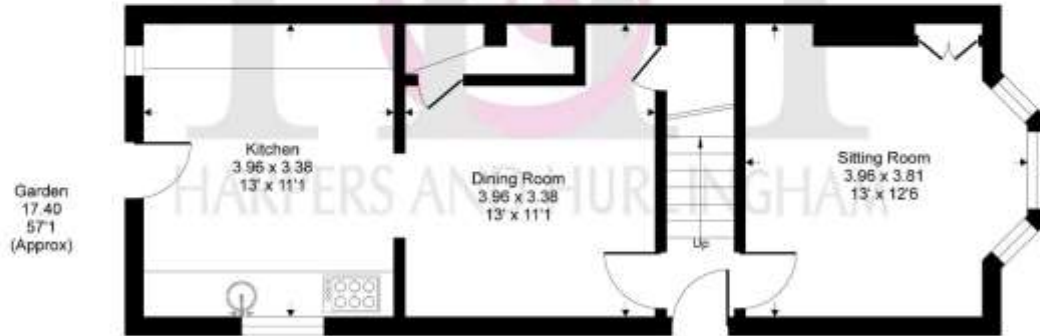


Sunnyside Cottages, TN17

Approximate Gross Internal Area = 91 sq m / 978 sq ft



First Floor



Ground Floor

This floor plan is for representation purposes only as defined by the RICS code of Measuring Practice (and IPMS where requested) and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy contained here, the measurement of doors, windows and rooms is approximate and no responsibility is taken for any error, omission or mis-statement. Specifically no guarantee is given on the total area of the property if quoted on the plan. Any figure provided is for guidance only and should not be used for valuation purposes.

Copyright Casaphoto Ltd. 2024 - Produced for Harpers and Hurlingham



SERVICES

Mains electricity, water and drainage. Oil fired central heating.

Tunbridge Wells Borough Council - Council Tax Band D

EPC Rating: E

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



Harpers and Hurlingham Property Consultants
The Corner House, Stone Street, Cranbrook, Kent TN17 3HE
Tel: 01580 715400
enquiries@harpersandhurlingham.com
www.harpersandhurlingham.com