



OVER 60?

Secure this property
for up to **59% less!**

Price
£350,000

Freehold

3x  1x  1x 

**Poyntell Road,
Staplehurst, Tonbridge,
Kent, TN12**

Wards
Helping you move forwards



Main features

- Semi-detached house in village location with garage
- Good size garden and conservatory
- Walkable to local amenities and mainline station
- Kitchen at rear of the property, with conservatory with doors leading to garden
- Perfect opportunity to put your own stamp on

Accommodation

GROUND FLOOR

Entrance Hall
 Kitchen: 15'10 x 12'6 (4.83m x 3.81m)
 Lounge: 15'11 x 11'3 (4.85m x 3.43m)
 Garden Room : 10'9 x 9'8 (3.28m x 2.95m)
 Shower Room: 6'4 x 2'11 (1.93m x 0.89m)

FIRST FLOOR

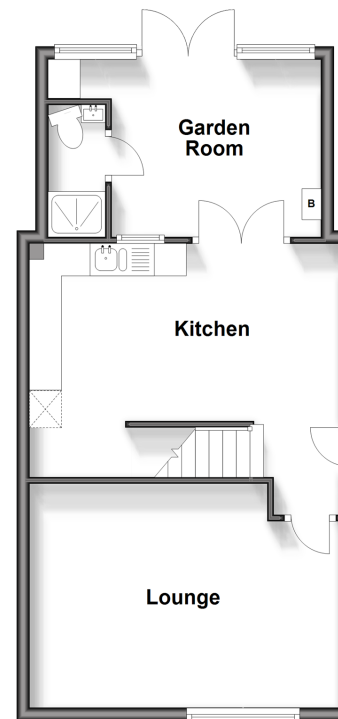
Landing
 Bedroom 1: 11'2 x 9'2 (3.41m x 2.80m)
 Bedroom 2: 8'6 x 8'5 (2.59m x 2.57m)
 Bedroom 3: 8'3 x 6'6 (2.52m x 1.98m)
 Bathroom: 7'0 x 5'11 (2.14m x 1.80m)

OUTSIDE

Front and Rear Garden

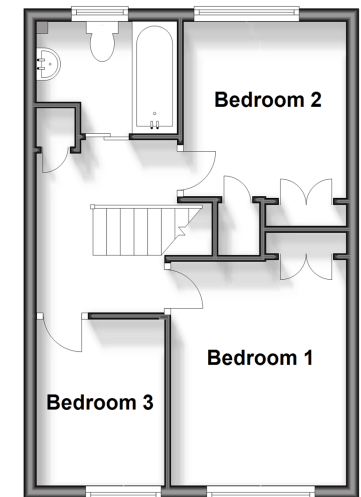
Ground Floor

Approx. 46.7 sq. metres (502.9 sq. feet)



First Floor

Approx. 34.6 sq. metres (372.8 sq. feet)



Call Staplehurst - 01580 893322 ■ wardsofkent.co.uk

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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