



**Price**  
**£475,000**

**Freehold**

3x  1x  2x 

**Ives Road, Tonbridge,  
Kent, TN9**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- Well presented family home in sought after location
- Bright spacious lounge with separate dining area
- Large rear garden with patio area and side access
- Within walking distance of Haysden Country Park, High Street and station
- Within the catchment area of sought after schools for all ages

## Accommodation

### GROUND FLOOR

Hallway  
 Lounge: 14'9 x 10'9 (4.50m x 3.28m)  
 Dining Area: 15'5 x 11'9 (4.70m x 3.58m)  
 Kitchen: 13'7 x 9'4 (4.14m x 2.85m)  
 Utility

### FIRST FLOOR

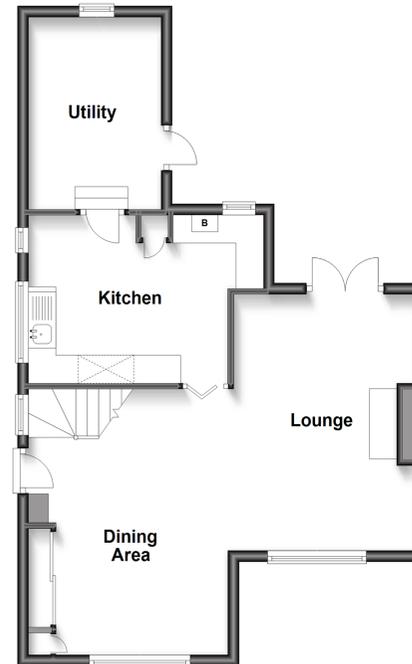
Landing  
 Bedroom 1: 14'9 x 10'4 (4.50m x 3.15m)  
 Bedroom 2: 12'11 x 11'3 (3.94m x 3.43m)  
 Bedroom 3: 9'6 x 6'10 (2.90m x 2.08m)  
 Bathroom

### OUTSIDE

Driveway  
 Rear Garden

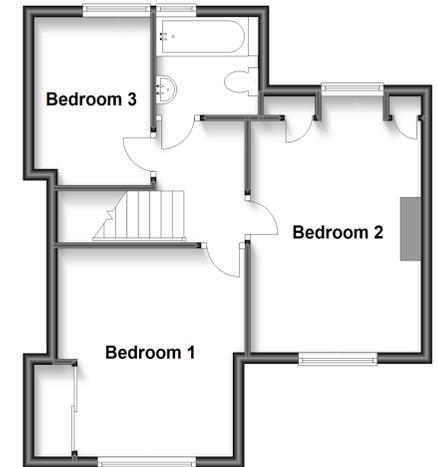
### Ground Floor

Approx. 53.4 sq. metres (574.9 sq. feet)



### First Floor

Approx. 43.2 sq. metres (465.5 sq. feet)



Call Tonbridge - 01732 770755 ■ [wardsofkennt.co.uk](http://wardsofkennt.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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