

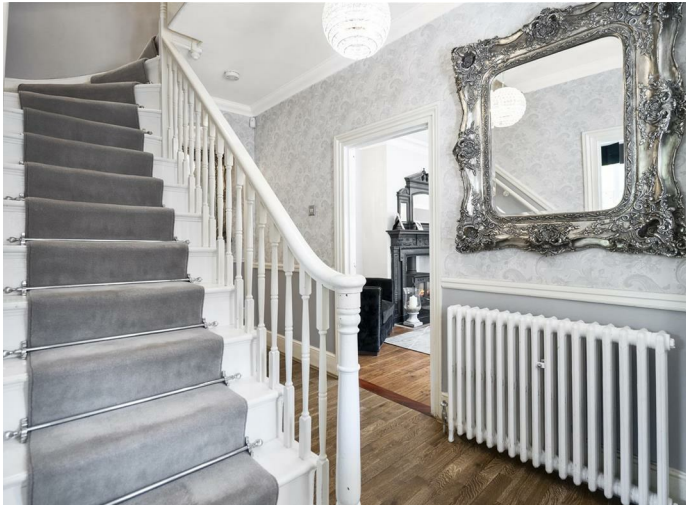
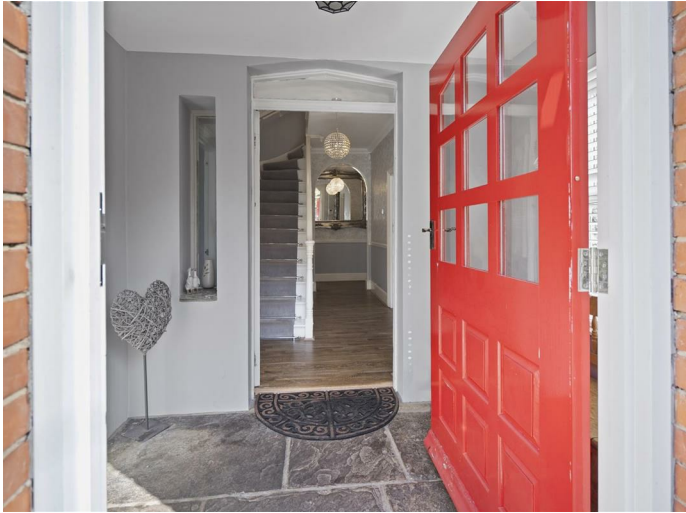


Crowhurst Lane, Sevenoaks, TN15 6JE  
Asking price £1,250,000





Crowhurst Farmhouse is positioned on a generous plot with plenty of woodlands and open green space surrounding that will appeal to those looking for a more rural property. The owners have embraced the modern home life here with a home office and entertainment space including a cinema room. Properties like this are hard to come by, so I recommend contacting us sooner rather than later to avoid disappointment.



A private gated driveway allows plenty of parking for your family and guests. A lovely bright welcoming entrance porch is up a few steps and adds to the grand feeling you get once inside the grounds.

Inside offers plenty of room with four receptions, a luxurious kitchen, a separate dining room which is large enough for entertaining, and a fabulous garden room to relax/unwind whilst enjoying the view. Before going upstairs it is worth mentioning the very handy basement here.

Upstairs there are four generous bedrooms with three luxurious bathrooms with the main bedroom benefitting from a large dressing room.

If you need a home office like the current owners then you will appreciate the large office space with home cinema, kitchen, and bathroom. This building also has garaging for when required.

The garden is fabulous and will keep you and your family entertained. The pool and outdoor bar will mean you will never be short of visits from family and friends and with the warmer weather just around the corner this is a great time to buy.

Properties of this quality and all its offerings are difficult to find so be quick and call Town and City Homes today to book your accompanied viewing and avoid any disappointment.

Schooling options for all ages with both Good and Outstanding rated within easy reach. There is a great choice for dining out with various popular pubs and restaurants to enjoy. London Gold Club and Brands Hatch are both within close proximity.

Entrance

Lounge 16'8 x 13'4 (5.08m x 4.06m)

Sitting Room 12'5 x 12'4 (3.78m x 3.76m)

Drawing Room/ Bedroom 5 13'1 x 11'2 (3.99m x 3.40m)

Kitchen 22'9 x 12'7 (6.93m x 3.84m)

Utility 16'3 x 12'2 (4.95m x 3.71m)

Dining Room 17'1 x 6'6 (5.21m x 1.98m)

Garden Room/Conservatory 20'10 x 13'8 (6.35m x 4.17m)

Landing

Bedroom 1 16'5 x 13'2 (5.00m x 4.01m)

Dressing Room 12'4 x 12 (3.76m x 3.66m)

En Suite Shower Room 8'6 x 6'10 (2.59m x 2.08m)

Bedroom 2 16 x 14'4 (4.88m x 4.37m )

En Suite Bathroom 16'3 x 11'9 (4.95m x 3.58m)

Bedroom 3 14'5 x 10'9 (4.39m x 3.28m)

Bathroom 15'11 x 7'10 (4.85m x 2.39m)

Bedroom 4 13'5 x 11'7 (4.09m x 3.53m)

Cellar 1 17 x 12'6 (5.18m x 3.81m)

Cellar 2 13 x 12'6 (3.96m x 3.81m)

Garden

Garage 21'0 x 10'5 (6.40m x 3.18m)

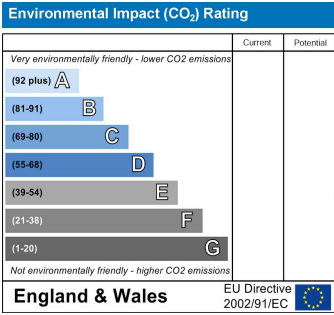
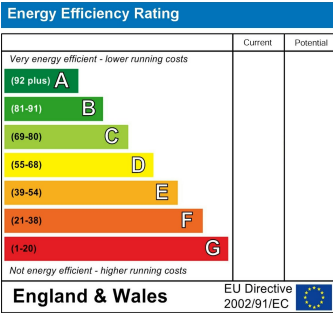
Office 1 22 x 11 (6.71m x 3.35m)

Office 2 17'8 x 7'6 (5.38m x 2.29m)

Wet Room 7'6 x 6'8 (2.29m x 2.03m)

Kitchen 11'4 x 7'7 (3.45m x 2.31m)

Cinema 21'3 x 15'11 (6.48m x 4.85m)





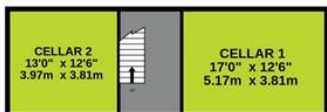




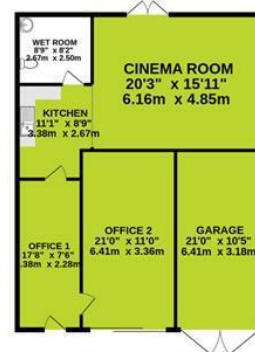
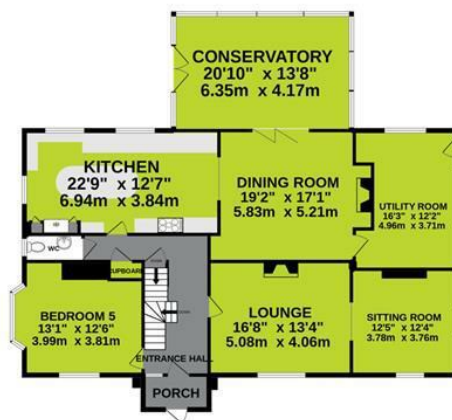




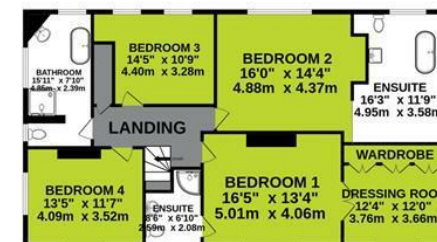
**BASEMENT**  
467 sq.ft. (43.4 sq.m.) approx.



**GROUND FLOOR**  
2818 sq.ft. (261.8 sq.m.) approx.



**1ST FLOOR**  
1335 sq.ft. (124.0 sq.m.) approx.



**TOTAL FLOOR AREA : 4619 sq.ft. (429.2 sq.m.) approx.**

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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