



Tonbridge Road, Watringbury, Maidstone, ME18 5NY
Offers Over £725,000



Situated in the heart of the picturesque village of Wateringbury, this exquisite DETACHED 4 BEDROOM HOUSE on Tonbridge Road offers a harmonious blend of heritage and modern living.


Dating from the 1650s, Richmond House has a veritable history including once being a working dairy, as well as a Victorian village shop! Spanning an impressive 2,167 square feet, the property has been lovingly maintained over the years, exuding warmth and character from the moment you step inside.

The ground floor boasts an abundance of reception space, featuring a welcoming sitting room, an elegant drawing room, and a spacious dining room, perfect for entertaining family and friends. The large fully equipped kitchen is a delightful hub for culinary creativity with traditional sloping floor. Additionally, a vast cellar accessible from the kitchen, provides versatile storage options or could be transformed to suit your needs (subject to planning).

Upstairs, you'll find four generously sized bedrooms, complemented by two well-appointed bathrooms. The enchanting wooden beams and vaulted ceilings throughout the upper level add a touch of charm and heritage, while the sash windows maintain the historic aesthetic.

The sun-drenched garden is a private oasis, featuring both lawn and patio areas, ideal for outdoor relaxation or entertaining. An original brick storage area adds to the charm of the outdoor space. The property has ample parking at the front, accommodating up to four vehicles, a rare advantage in this delightful village setting. This stunning home is perfect for those seeking a tranquil village lifestyle. The location offers convenient access to West Malling and nearby areas. This stunning property truly embodies the essence of village living, providing a perfect sanctuary for you and your family.

- Stunning Waterinbury Location
- 4 Bedroom Detached House
- Stunning Internal Decoration
- Vast Reception Space
- Vaulted Ceiling And Wooden Beams
- Spacious Throughout
- Drenched In Period Features
- Parking For Multiple Cars
- Close Proximity To Schools and Transport Links
- EPC Rating E

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		67
(39-54) E	39	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	





LOCAL AREA INFORMATION FOR WATERINGBURY

Richmond House is conveniently situated in the heart of Wateringbury village, with its local post office and shops. Also within close driving distance are Kings Hill, West Malling and Paddock Wood, all with excellent ranges of amenities. West Malling is one of the most attractive small towns in mid-Kent with a wide main street, lined on each side by a fine collection of shops and eateries. Kings Hill is a modern village with multiple supermarkets, eateries, a David Lloyd Leisure Centre, golf course and much more. There are doctors surgeries in both Wateringbury and King Hill.

Maidstone, Tunbridge Wells, Tonbridge and Sevenoaks town centres all provide an extensive and wide range of leisure and shopping facilities.

For the commuter, you have Wateringbury train station serving London Charing Cross/Cannon Street via Paddock Wood/Tonbridge and St Pancras via Maidstone West. West Malling station serves London Victoria/London Charing Cross directly. The M20 motorway is accessible either via Wrotham Heath Junction 2 or Leybourne Junction 4.

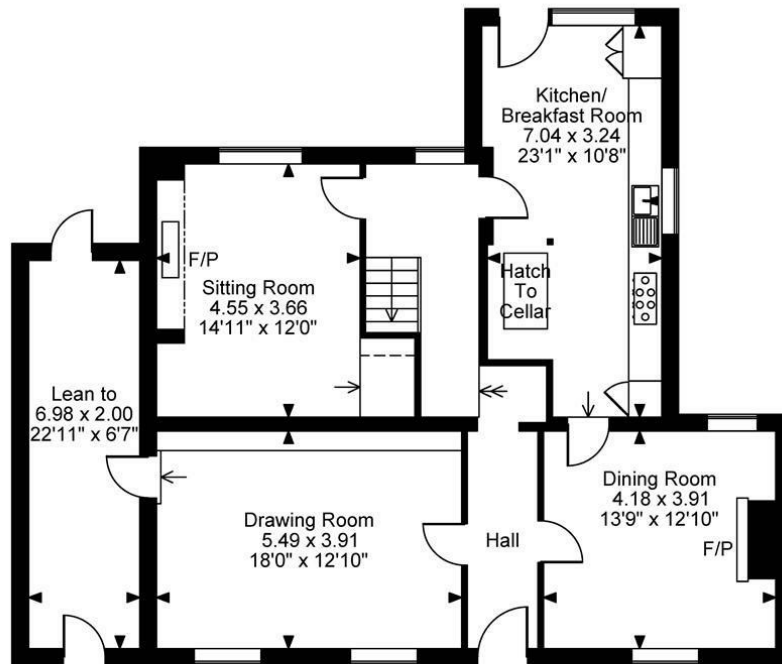
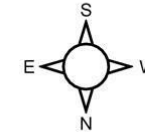
Local primary schools include Wateringbury and Mereworth. There are Grammar Schools for both boys and girls in Tonbridge and Maidstone. Local independent schools include Sutton Valence, Tonbridge and Sevenoaks public schools. Also schools at Somerhill and Hilden Grange in Tonbridge, and Kent College for Girls at Pembury. For more schools information please visit www.kent-pages.co.uk/education or ask for a Page & Wells Key Facts for Buyers Guides.

ADDITIONAL INFORMATION

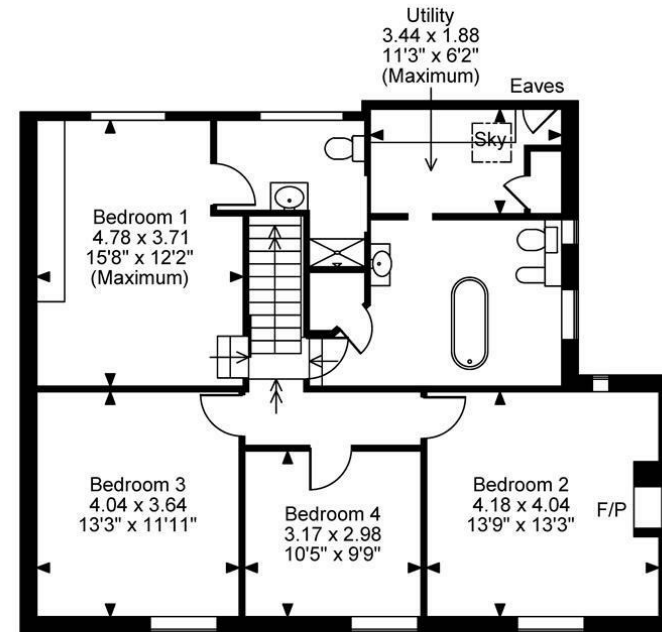
- Freehold
- Timber Framed Detached House
- Council Tax Band E
- Tonbridge And Malling Local Authority.
- EPC Rating E
- Gas Central Heating
- Parking For Several cars
- Private Garden With Storage Outbuildings



Tonbridge Road, Watringbury, Maidstone, Kent
Approximate Gross Internal Area
2167 Sq Ft/201 Sq M



Ground Floor



First Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

© ehouse. Unauthorised reproduction prohibited. Drawing ref. dig/8654185/TOW

Page & Wells limited for themselves and for the vendors of this property whose agents they are give notice that: 1. These particulars do not constitute any part of, an offer or a contract. 2. All statements contained in these particulars as to this property are made without responsibility on the part of Page & Wells Limited or the Vendor. 3. None of the statements contained in these particulars as to the property is to be relied on as statements or representations of fact. 4. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. 5. The vendor does not make or give, and neither Page & Wells Limited nor any person in their employment has any authority to make or give any representation whatsoever in relation to this property. These particulars are supplied on the understanding that all negotiations are carried out throughout Page & Wells Limited. Properties with a reference prefixes EAA are those which Page & Wells Limited disclose an interest in accordance with the provisions of the Estates Agents Act 1979

