



Ibbett Mosely

North Meadow, Offham ME19 5NU  
£1,400,000



## North Meadow, Offham, ME19 5NU

**AN EXCEPTIONAL FIVE BEDROOM GRADE II\* LISTED PROPERTY WITH SPACIOUS AND FLEXIBLE LIVING ACCOMODATION, STUNNING PERIOD FEATURES THROUGHOUT AND GENEROUS WALLED GARDENS, LOCATED IN THE HEART OF OFFHAM VILLAGE.**

- Grade II\* Listed Village House
- Five Bedrooms
- Master Suite
- Two Room Attic Suite
- Drawing Room
- Dining Room
- Orangery
- Beautiful Walled Gardens
- Kitchen & Utility
- Garage & Private Driveway

An exceptional Grade II\* Listed five bedroom family home in the heart of Offham village.

### OFFHAM

New Quintain occupies a prime position in the heart of this popular old Kent village. Offham has a local primary school (rated Outstanding by Ofsted), village pub, tennis club and Spadeworks Nursery which has an excellent farm shop and cafe. Offham is renowned for having, what is believed to be, the only medieval quintain remaining in the country, located on the village green.

Nearby is the historic market town of West Malling with a broad high street of specialist shops, as well as doctor's surgery, Post Office, Boots Pharmacy and Tesco stores and a great selection of restaurants and public houses. West Malling and Borough Green railway stations serve London (Victoria). Tonbridge, Sevenoaks and Maidstone town centres offer a wide range of shopping, educational and leisure facilities as well as main line stations (Charing Cross/Cannon Street). There are a good number of well regarded state and independent schools in the area. There is easy access to the M20's Junction 4 which links to the M26/M25 Motorway network, Dartford Tunnel, Channel Tunnel Terminus and ports, Heathrow and Gatwick International Airports, London and suburbs. There are golf courses at Wrotham Heath. Kings Hill and Addington and indoor leisure centres at Larkfield and Kings Hill.

### NEW QUINTAIN

New Quintain is approached through a walled parterre garden. The ground floor accommodation begins with a spacious and welcoming entrance hall leading to an extensive drawing room with a beautiful feature fireplace and bow window overlooking the rear gardens. The dining room sits at the front of the property overlooking the charming parterre garden. The kitchen/breakfast room and adjoining utility room are fitted with a range of wall and base units with granite worktops, integrated appliances and space for a sizeable table. The recent addition of the orangery is stunning and perfectly in keeping with the character of the property providing a beautiful light filled dining and sitting room. A downstairs cloakroom completes the ground floor.

On the first floor the property provides a generous principal bedroom with a fitted dressing area and ensuite shower room, there are three further well-proportioned bedrooms and a generous modern family bathroom. On the second floor there is an attic suite comprising two good sized rooms with generous eaves storage and ensuite bathroom.

A wonderful west facing enclosed walled garden features a paved patio and beautiful raised stone pond. The garden is principally laid to lawn and has been beautifully landscaped with seasonal planting. A well stocked kitchen garden, complete with fruit trees has been carefully planted out of sight of the formal gardens. The garden has the added benefit of a good sized workshop and storage shed.

The property has an integral garage and the driveway affords parking for five cars.

TONBRIDGE & MALLING BOROUGH COUNCIL  
Council Tax Band G







Approx. Gross Internal Area  
3657 sq. ft / 339.8 sq. m  
(Incl. Garage)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

**Ibbett Mosely**

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