



Ibbett Moseley

5 Breething Road, Dunton Green, Sevenoaks,  
TN14 5GU



GUIDE PRICE: £600,000 - £625,000

Nestled within a sought-after modern development completed in 2018 by Berkeley Homes, this stunning four double bedroom mid-terrace townhouse effortlessly combines contemporary elegance with practical family living. Set over three thoughtfully designed floors, this home has been meticulously maintained by its current owners and offers a perfect blend of style, space, and comfort.

## ACCOMMODATION

Step through the welcoming entrance hall, with stairs to the first floor with ergonomically designed useful storage units under the stairs. There is a large built-in storage cupboard housing the washer dryer, keeping everyday activities tucked neatly out of sight. A convenient cloakroom sits alongside a sleek, modern kitchen with base and wall mounted units fitted with a full range of integrated appliances including a Siemens fridge/freezer, 5 ring gas hob with wide chrome extractor hood, eye level oven, microwave, and dishwasher. To the rear, the light-filled living and dining area flows seamlessly onto the garden through bi-fold patio doors, creating an inviting space for both relaxed family evenings and lively entertaining.

Upstairs, the first floor reveals two

- Four genuine double bedrooms across three floors
- Principal bedroom with built-in wardrobes and en-suite shower room
- Modern fitted kitchen with integrated appliances (fridge/freezer, oven, microwave, dishwasher)
- Light-filled open-plan living/dining area
- Private rear garden with gated pedestrian access
- Access to on-site gym and landscaped communal grounds with play areas
- Two allocated parking spaces
- Excellent local schools and nurseries nearby
- Close to Sevenoaks, M25, shops, and amenities
- 0.4 miles to Dunton Green station (London in 31 minutes)

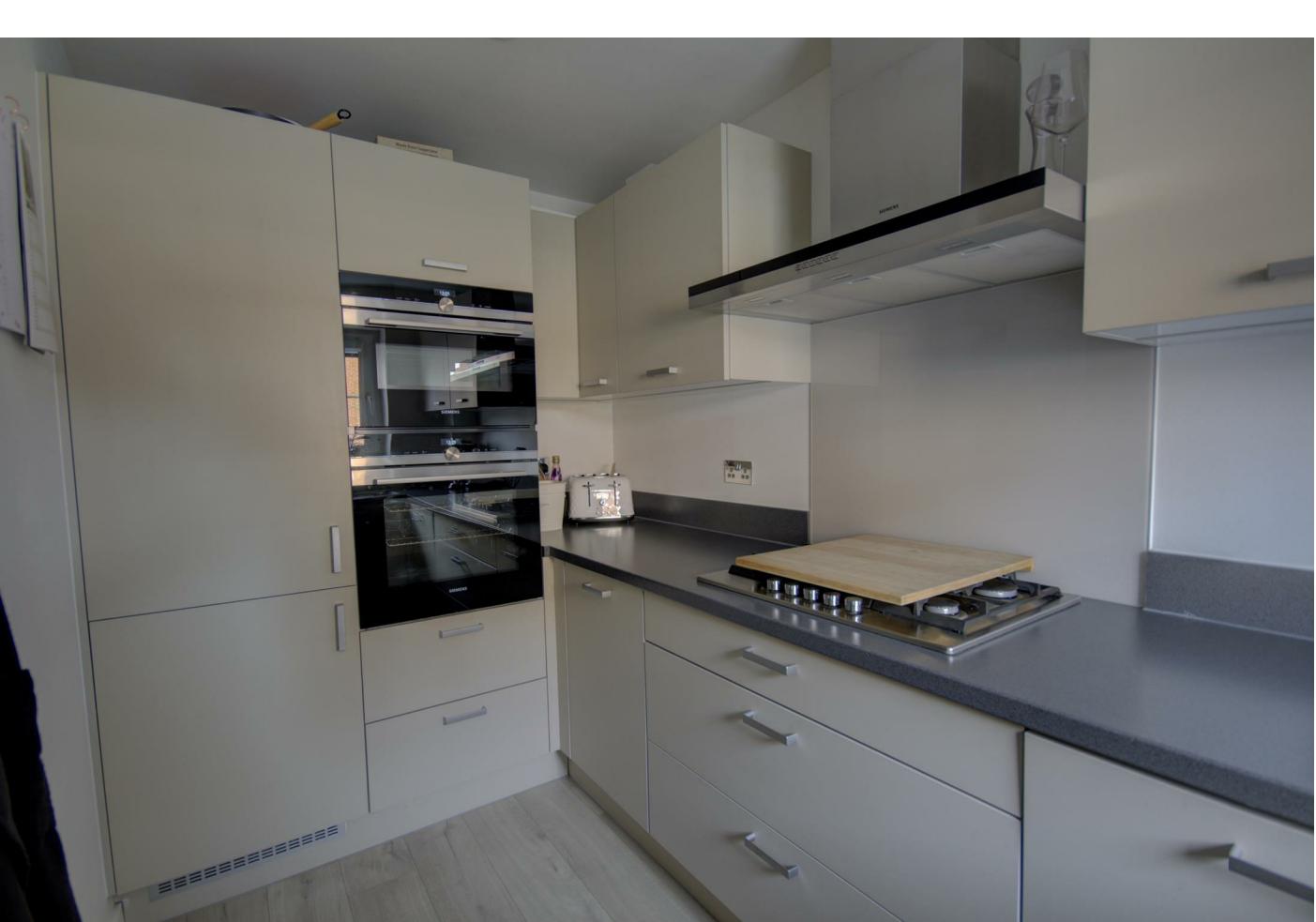
generous double bedrooms, including the principal suite complete with built-in mirror fronted wardrobes and a stylish en-suite shower room.

The top floor houses two further spacious double bedrooms and a contemporary family bathroom, ensuring all four bedrooms are comfortable, versatile, and full of natural light.

## OUTSIDE

The outdoor space is equally appealing, with a south facing private garden with extended patio area, low maintenance artificial lawn, and gated rear pedestrian access, perfect for morning coffees, summer barbecues, or simply enjoying a quiet moment outdoors. Two allocated parking spaces add convenience, while residents also benefit from access to an on-site gym and beautifully landscaped communal grounds with lawns, water features, and children's play areas.





## LOCATION

Families will appreciate the excellent selection of local schools, including Dunton Green Primary, Riverhead Infants & Amherst Juniors, and nearby secondary schools such as Sevenoaks School and Trinity School. A variety of nurseries and childcare options are also within easy reach, making this an ideal home for families of all sizes.

Perfectly positioned, the property is just 0.4 miles from Dunton Green railway station, offering direct services to London in as little as 31 minutes. Daily essentials are conveniently close, with a Tesco superstore only 0.7 miles away, and Riverhead village with its selection of shops and amenities just a mile distant. The historic town of Sevenoaks, approximately 2.3 miles away, provides further shopping, dining, and leisure options, including Knole Park and the Vine Cricket Ground. Fast connections to London are also easily accessible via Sevenoaks station (1.8 miles) and the M25 (Junction 5, approximately 2 miles).

## AGENTS NOTE

Local Authority Sevenoaks  
Conservation Area No  
Council Tax Band Band E  
Council Tax Estimate £2,957  
Year Built 2018

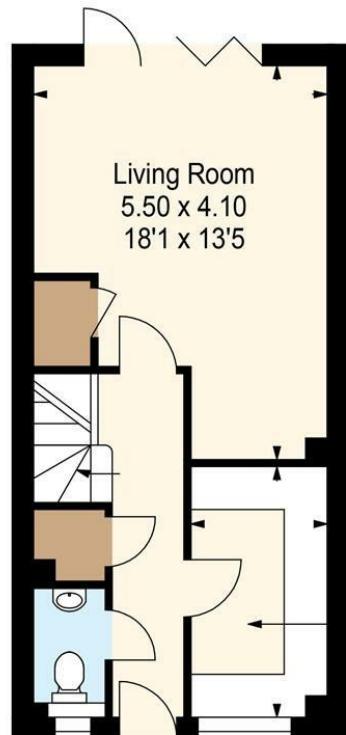
Flood Risk Rivers & Seas  
Very low  
Surface Water  
Very low

There is a monthly maintenance charge £67.76 to include upkeep of communal grounds with on site caretaker



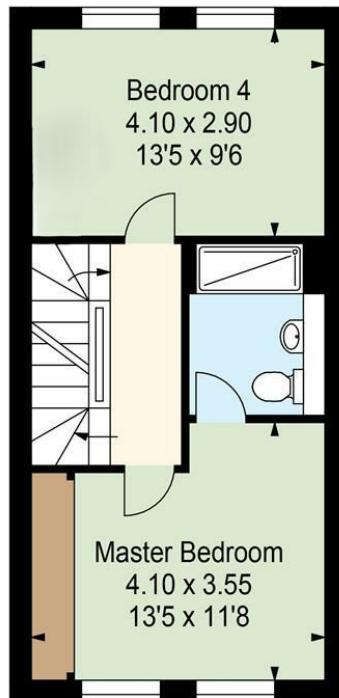
## Ground Floor

Approx. 37.31 sq. meters (402 sq. feet)



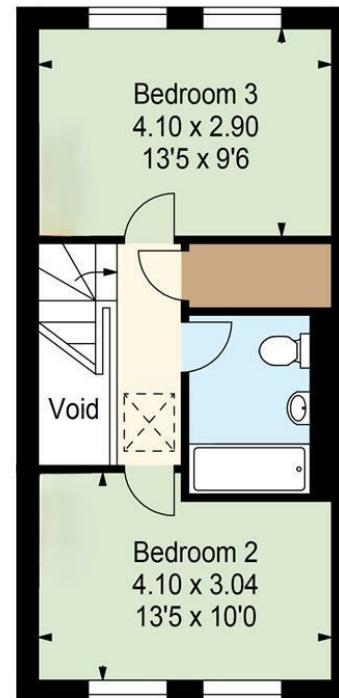
## First Floor

Approx. 37.31 sq. meters (402 sq. feet)



## Second Floor

Approx. 37.31 sq. meters (402 sq. feet)



Approximate Gross Internal Area = 111.93 sq m / 1206 sq ft

For Illustration Purposes Only - Not To Scale

**Ibbett Mosely**

**Sevenoaks 01732 452246**

**EPC Rating-**

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