



Alexandre Boyes

01892 354080
www.alexandre-boyes.co.uk



2A Calverley Park Gardens, Tunbridge Wells, TN1 2JN



Alexandre Boyes

Montpelier Lodge, 48 Mount Ephraim, Tunbridge Wells, Kent TN4 8AU

2A Calverley Park Gardens Tunbridge Wells, TN1 2JN

- Gated Entrance
- Reception Hall
- Two Cloakrooms
- Kitchen/Dining/Family Room
- Utility Room
- Gym/Study
- Four Bedrooms
- Two Ensuite Bathrooms
- Family Bathroom
- Double Garage
- Parking
- Terrace leading to South Facing Garden
- No Chain.



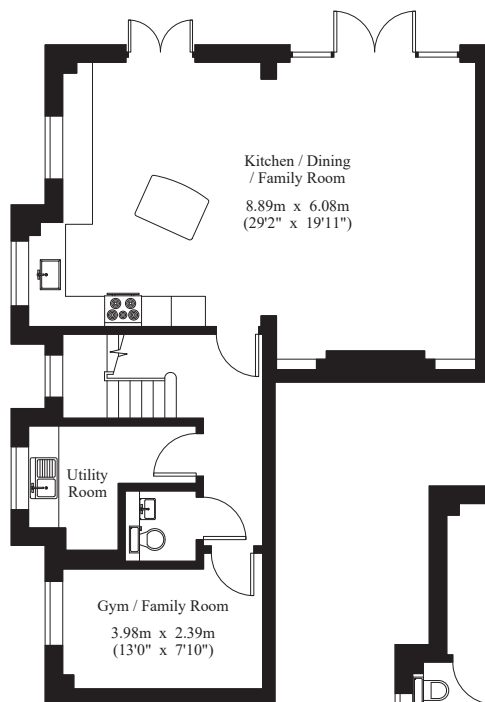
2A Calverley Park Gardens is a handsome Regency style villa located in this highly popular location within 0.6 miles of Tunbridge Wells station offering privacy and seclusion in this tree lined road. The property has been extensively modernised by the present owners and now offers a superb modern family home within a short walk of all the town has to offer. The rear south facing garden which is a superb size for such a central location has a large terrace ideal for entertaining leading to a well tended and landscaped plot.

Tunbridge Wells has an excellent range of educational, leisure and shopping facilities including the Royal Victoria Place shopping centre. There are a selection of highly regarded schools in the area both at primary and secondary levels, many within walking distance. Tunbridge Wells station benefits from regular services to the City and West End in under an hour by fast train. A viewing is recommended to appreciate this fantastic family house in this highly sought after location.

Viewing

Strictly by appointment with Alexandre Boyes 01892 354080. If there is any point which is of particular importance to you, we invite you to discuss this with us, especially before you travel to view the property.

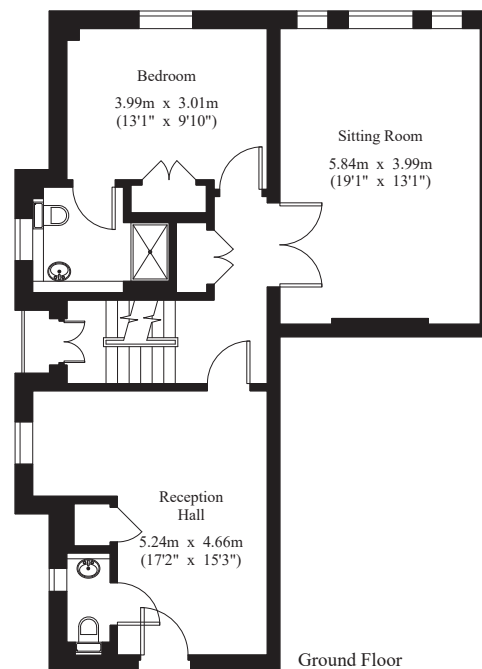
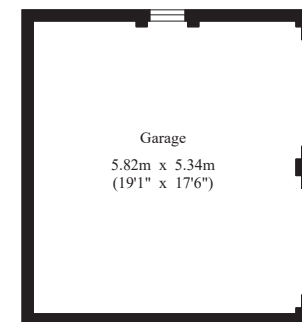




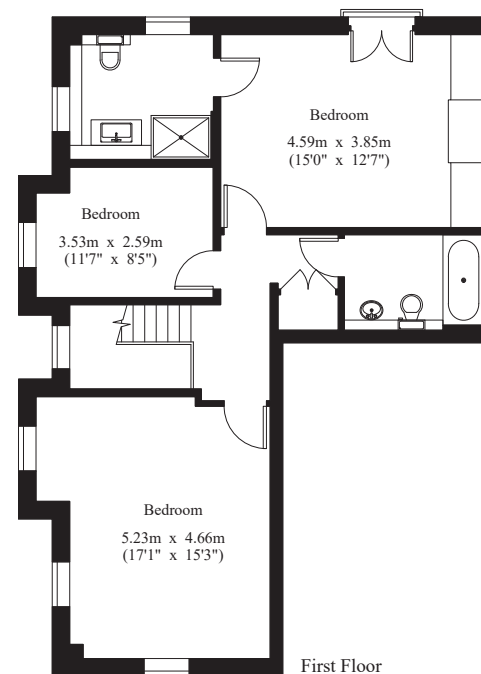
Lower Ground Floor

2a Calverley Park Gardens

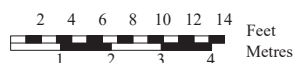
Gross Internal Area : 233.9 sq.m (2,517 sq.ft.)
(Excluding Garage)



Ground Floor



First Floor



For Identification Purposes Only.
© 2022 Trueplan (UK) Limited (01892) 614 881

IMPORTANT NOTES

1. Every care has been taken in the preparation of these particulars but their accuracy is not guaranteed and they do not form part of any contract. Descriptions are given in good faith and as an opinion of the Agents - not as a statement of fact. 2. Measurements are approximate and any reference to any particular use of any part of the property or to alterations is not intended to imply that planning or building regulations or other consents have been obtained. 3. We have not tested any appliances, services, heating systems, fixtures or fittings and so cannot guarantee they are in good working order. Prospective purchasers should undertake their own tests, enquiries or surveys before entering into any commitment. Photographs are reproduced for general information and it must not be inferred that any item shown is included in the sale. 4. These particulars are issued on the understanding that all viewings and negotiations are conducted through the Agents.

01892 354080

www.alexandre-boyes.co.uk



Alexandre Boyes