



TW Property

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17a Dudley Road, TN1 1LE



£209,950



TW Property 34 Monson Road, Tunbridge Wells, Kent. TN1 1LU
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Accommodation...

- ⌘ Kitchen ()
- ⌘ Lounge / Dining Room ()
- ⌘ Bedroom ()
- ⌘ Bathroom ()
- ⌘ Boiler Room ()
- ⌘ Private courtyard garden ()

The Features...

- ⌘ Newly Refurbished
- ⌘ No onward chain
- ⌘ Share of Freehold
- ⌘ Prime Town Centre Location
- ⌘ Council Tax band B
- ⌘ Open-plan kitchen / lounge with feature fireplace
- ⌘ Central Heating
- ⌘ Bright and spacious double bedroom
- ⌘ South-facing private courtyard garden
- ⌘ Close to Tunbridge Wells Railway Station
- ⌘ Double-glazed windows

The Property...

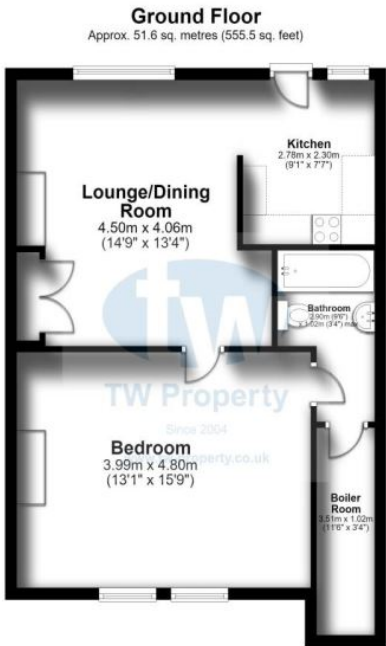
A newly refurbished and sizeable one-bedroom apartment with no onward chain and a share of the freehold. Access to the rear of the building via a private patio garden, the property showcases a range of original features, including cornicing and a striking wooden fireplace that serves as a focal point in the spacious living area. Each room is generously proportioned, with the lounge / dining room having plenty of space for lounge and dining furnishings and further benefits from integrated storage. The modern kitchen is open-plan and finished with a number of wall and base units and plenty of worktop space for food preparation. The bedroom is a substantial double and can accommodate a number of free-standing furnishings and offers a cosy retreat. The bathroom has a shower over bath with a grey, tiled splashback, wash basin and WC and leads to the boiler room which could also be used for storage. Additional highlights include double glazing throughout and hardwood flooring in the main living areas.

Externally, the property forms part of a row of attractive and charming period buildings with one of the standout features being the private, south-facing courtyard, perfect for relaxing or dining in a quiet, secluded setting, particularly in the warmer months.



Summary...

A newly refurbished and sizeable one-bedroom apartment with no onward chain and a share of the freehold. Access to the rear of the building via a private patio garden, the property showcases a range of



Total area: approx. 51.6 sq. metres (555.5 sq. feet)

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+)	A	
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	A	
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
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Not energy efficient - higher running costs		
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