



# A contemporary apartment ideal for town and trains

**Bouchier Court, London Road, Sevenoaks, Kent, TN13**

£1,200 pcm plus fees apply, Unfurnished  
Available from 11.08.2021





- Contemporary specification • 4th floor with Juliette balcony
- Landscaped communal gardens • Concierge desk and business suite
- 1 allocated parking space • \*Internal images are of show apartment

#### About this property

Carefully designed to maximise light and space this brand new luxury apartment boasts contemporary decor and a superb specification throughout. This includes wood-effect flooring to the kitchen, living room and hallway, oversized entrance doors, carpeted bedrooms, recessed down lights to the main living areas and fitted wardrobes to the master bedroom.

Further benefits include:-

- Video entry phone system
- Mains powered smoke/heat detectors with battery backup
- Bicycle storage
- Sky+, TV and telephone outlets to living room and master bedroom
- Tiled entrance foyer
- Business suite
- Elevators serving all floors
- Architecturally designed and landscaped split level gardens

\*Internal images are of show apartment S70

#### Furnishing

Unfurnished

#### Local Authority

Sevenoaks District Council  
Council Tax Band = C

#### Energy Performance

EPC Rating = B

#### Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Sevenoaks Lettings Office.  
Telephone: +44 (0) 1732 789 760.







### Local Information

Described as 'breathtakingly pretty' and a 'commuter haven' by The Guardian, Sevenoaks is without doubt one of the most desirable towns in Kent. Perfectly appointed for the unspoiled beauty of the North Downs and rich in history, architecture and heritage, Sevenoaks is the perfect place to get outdoors and enjoy the fresh air, yet boasts excellent transport links to the City. Here you can enjoy the best of all worlds.

Decidedly chic and unashamedly affluent, Sevenoaks has so much to offer. The local shopping experience combines the best High Street names, including M and S and Waitrose, with an abundance of small independent speciality shops and boutiques. Whether entertaining friends or just indulging in a special night out for two, you'll be spoiled for choice by the number of outstanding pubs and restaurants both in town and the surrounding villages. Whether you want to enjoy a movie or quality theatre, the Stag Community Arts Centre offers a rich and varied calendar.

Sporting facilities in and around the area include riding schools, a cricket club, tennis, fishing and sailing facilities as well as a choice of golf courses. Additionally, the Sevenoaks Leisure Centre offers an excellent gym and pool and there's a wide variety of private health club facilities in the area. Sevenoaks wildlife reserve with its five tranquil lakes provides the perfect venue for leisurely walks but it's Knole Park that is really the jewel in the town's crown. Situated on the eastern edge of Sevenoaks, this stunning 600-year-old stately home combines numerous historic treasures with an imposing walled garden and 1,000 acre deer park.

Get away from it all and relax. At Sevenoaks, the stunning and historic North Downs are very close to home, providing a striking backdrop; explore hundreds of miles of beautiful unspoiled English countryside and discover scenic valleys, historic castles and quaint villages with tempting country pubs. But why stick to the roads? The North Downs offer a wealth of quiet, gentle paths and bridleways that are just perfect for rambling, cycling or trekking on horseback.

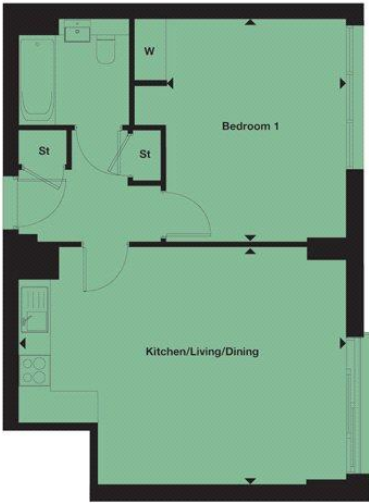
Sevenoaks benefits from some exceptional transport links. Sevenoaks Station is just a 0.1 miles\* and there's a frequent service to take you into London in as little as 26 minutes\*\*, perfect for commuting and for taking full advantage of everything the capital has to offer.

By road, access to the M25 couldn't be more convenient. Junction 5 is approximately 2.8 miles away\* and it's also quick and simple to connect with the M20, M23, M26 and A21. Whether you need to fly for business or leisure, Gatwick Airport is just 27.8 miles\* away and if you need to take the Eurostar, you can reach Ebbsfleet International Station in 18.5 miles\*.

Please note that all times and distances are approximate.

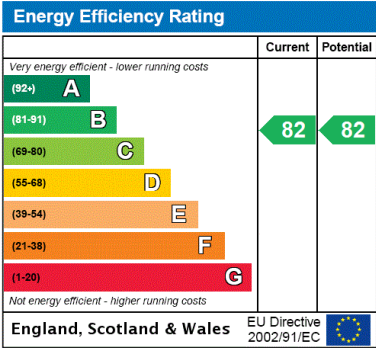
Bourchier Court, London Road, Sevenoaks, Kent, TN13  
Gross Internal Area 593 sq ft, 55.1 m<sup>2</sup>

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Kitchen/Living/Dining 4549mm x 6269mm 14'11" x 20'7"  
Bedroom 1 3420mm x 4245mm 11'3" x 13'11"

\*Denotes handed apartment.  
Dimensions shown are approximate only and may vary within a tolerance of ±100mm.  
Kitchen layout indicative.



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\*There are different rules and fees for different tenancy types. For details of our fees and charges please go to Savills.co.uk/tenant-fees. For more detailed information read our applicant guide at savills.co.uk/applicant-guide.  
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