



An immaculately presented home in the High Weald

Bluebell Farm, Church Street, Sevenoaks, Kent, TN15

£3,995 pcm plus fees apply, Unfurnished
Available from 16.01.2021



- Refurbished to a very high specification • Beautiful communal gardens with stunning views • York Stone throughout the ground floor • Seal village approx. 0.5 miles • Sevenoaks station approx. 2.6 miles

About this property

A beautifully presented 3/4 bedroom attached property refurbished to a high specification throughout, and benefits from a private part wall courtyard. There is also private parking for two cars.

Points of note include:

Superbly designed open plan kitchen/dining/sitting room of generous proportions with access to the courtyard via bi-fold doors.

Bespoke kitchen with marble work tops and a range of shaker style kitchen units with Electric Aga. Off the kitchen is also a separate larder.

The whole ground floor has both under floor heating and York Stone throughout.

There is a separate utility room with space for a washing machine and tumble dryer.

The luxurious master suite has its own private floor and comprises a double bedroom, dressing room and en suite bathroom.

There are two further double bedrooms, both of which include a modern en suite bath/shower rooms.

Further points of note include – CP Hart Bathrooms, Oak flooring in all bathrooms, LED lighting throughout and Oak doors to the ground floor.

The estate features about 15 acres of park like and natural grounds with two lakes, attracting an abundance of wildlife. There are picturesque views of the Downs and surrounding countryside. All set in an idyllic semi-rural location, within High Weald, an Area of Outstanding Natural Beauty, just outside the village of Seal and conveniently located for Sevenoaks.

Local Authority

Sevenoaks District Council
Council Tax Band = G

Energy Performance

EPC Rating = C

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Sevenoaks Lettings Office.





Local Information

The sought-after village of Seal provides a primary school and local shopping including a butcher, delicatessen and newsagent. Sevenoaks High Street also provides a multitude of shops, supermarkets, pubs and restaurants. Knole Park is one of Kent's last medieval deer park and enjoys over 1,000 acres of beautiful parkland.

Comprehensive Shopping: Sevenoaks (2.5 miles), Tunbridge Wells and Bluewater.

Mainline Rail Services: Sevenoaks (2.8 miles) to Charing Cross/Cannon Street.

Schools: There are a selection of highly regarded schools within the area including state, grammar, private preparatory and public schools. www.kent.gov.uk/education-and-learning www.ofsted.gov.uk/reports

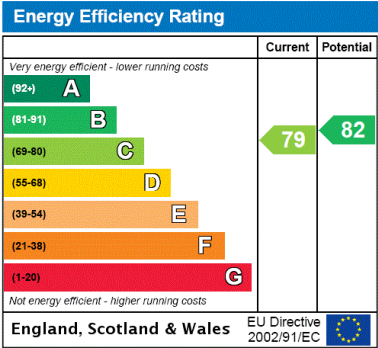
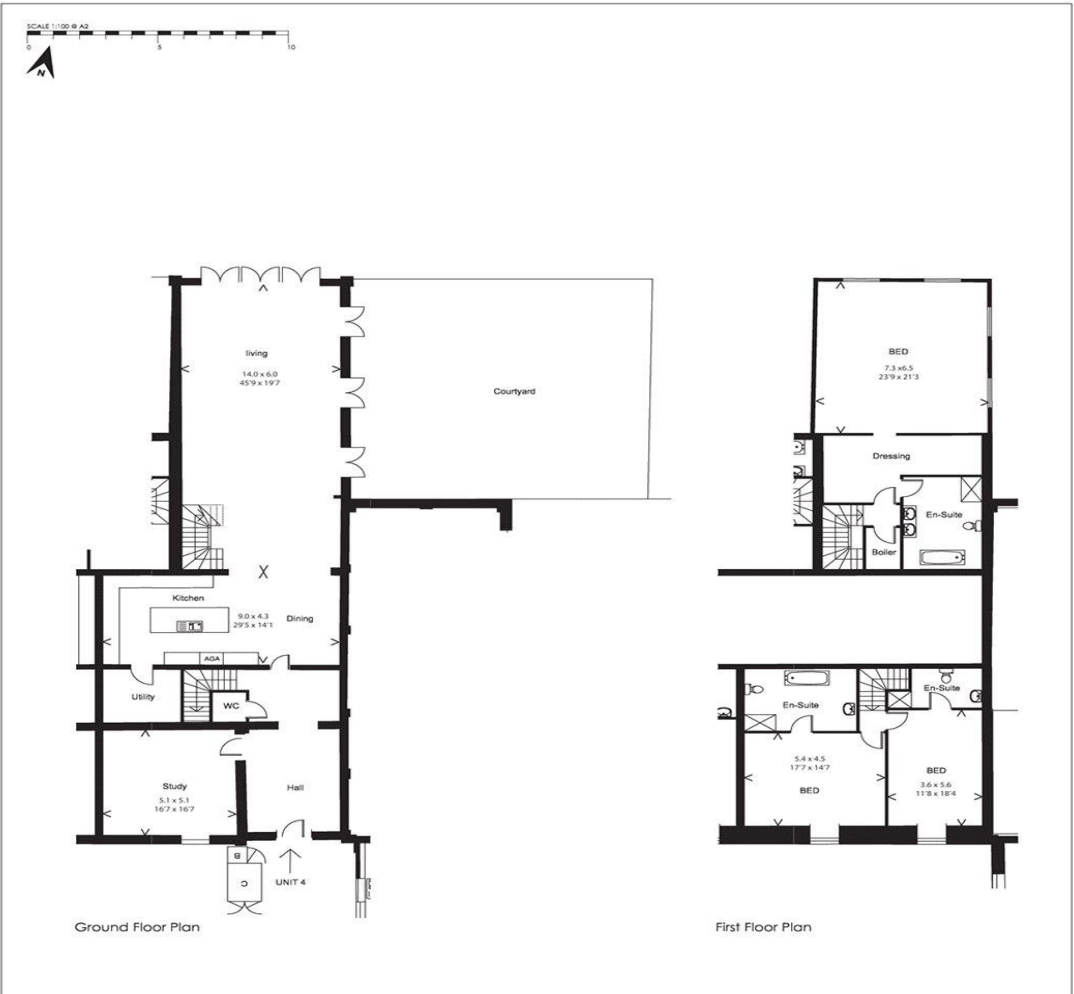
Leisure Facilities: Golf clubs in Sevenoaks include Wildernesse and Knole with Nizels in Hildenborough which also has a private health/fitness centre. Sevenoaks sports and leisure centre. Cricket, Hockey, Football and Rugby in the Vine area of Sevenoaks.

Motorway Links: Junction 5 of the M25 provides access to the motorway network and Gatwick and Heathrow Airport.



Bluebell Farm, Church Street, Sevenoaks, Kent, TN15
Gross Internal Area 3488 sq ft, 324 m²

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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](https://www.savills.co.uk/tenant-fees). For more detailed information read our applicant guide at [savills.co.uk/applicant-guide](https://www.savills.co.uk/applicant-guide).
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