



Spacious family home in popular private road with an attractive garden & home office, ideally located for local schools.

Tamarisk, Baden Powell Road, Riverhead, Sevenoaks, Kent, TN13 2EE

£995,000 Freehold





- Well-presented throughout
- Versatile accommodation
- Scope to modernise
- Detached home office
- Established gardens with a south westerly aspect
- Popular private road
- Garage, off road parking & EV charging point
- Amherst Infants & Riverhead Junior schools approx. 0.6 miles
- Sevenoaks station approx. 1.1 miles

Local Information

Tamarisk is located in a popular private road situated in Riverhead village with its public houses, chemist, butcher, church, library, wine merchants, convenience store, local shops, and a Tesco superstore (0.3 miles).

• Comprehensive Shopping:

Sevenoaks (1.5 miles), Tunbridge Wells and Bluewater.

• Mainline Rail Services:

Sevenoaks (1.1 miles) to London Bridge/Cannon Street/Charing Cross.

• Primary Schools:

Amherst Juniors and Riverhead Infants (0.6 miles), Chevening C.E. (1.3 miles), and various in Sevenoaks including Sevenoaks CP, St Thomas' RCP, St John's CEP and Lady Boswell's CEP Schools.

• Secondary Schools:

Judd Boys Grammar in Tonbridge, Weald of Kent and Tonbridge Girls Grammar in Tonbridge, Trinity School and Knole Academy in Sevenoaks.

• Private Schools:

Sevenoaks, Tonbridge and Walthamstow Hall Public Schools. Sevenoaks, Solefields and New Beacon Preparatory Schools in Sevenoaks. St Michaels & Russell House Preparatory Schools in Otford. Radnor House in Sundridge.

• Leisure Facilities:

Sailing and water sports on Chipstead Lake, tennis at the village club. Wildernesse and Knole Golf Clubs in Sevenoaks and Nizels Golf and Leisure Centre in Hildenborough. Sevenoaks Swimming and Leisure Centre. Cricket, Hockey, Football and Rugby in the Sevenoaks Vine area, Rayleys Tennis Centre in Sevenoaks.

- All distances are approximate.

About this property

Tamarisk is a spacious detached family home dating from 1950 with later additions. The light and well-proportioned living accommodation is arranged over two floors, ideal for both family living and formal entertaining. Also of note are the attractive gardens providing a delightful backdrop to the property, together with a versatile garden office and a driveway with garage, providing ample parking.

- The principal reception rooms comprise a triple aspect sitting room with a wood burning stove, a family room with doors leading to the terrace and a delightful conservatory with French doors opening to the rear garden.

- The modern kitchen/breakfast room is equipped with a comprehensive range of wall and base units with a range style cooker, a pantry and space for appliances.



- A cloakroom and a utility room with further storage and space for appliances complete the ground floor.

- Arranged over the first floor is the triple aspect principal bedroom suite with attractive views and an en suite shower room.

- There are three further bedrooms, two with built-in storage cupboards.

- A well-appointed family bathroom completes the accommodation.

- Tamarisk is accessed over a block paved driveway leading to the integral garage and pedestrian gates to either side of the property. There is also an electric vehicle charging point.

- The attractive rear garden enjoys a south westerly aspect and provides a lovely backdrop to the property, with several paved terraces, ideal for al fresco entertaining. The garden is flanked by well stocked beds featuring shrubs, trees and perennials. To the rear of the garden there are a number of raised vegetable beds and a substantial timber framed home office with power, water, Cat6 Ethernet and an independent phone line connected.

Tenure

Freehold

Local Authority

Sevenoaks District Council

Energy Performance

EPC Rating = D

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Sevenoaks Office.
Telephone:
+44 (0) 1732 789 700.

Directions

Proceed out of Sevenoaks on the A224 to Riverhead. After approximately half a mile, at the roundabout take the 2nd exit onto London Road/A25. At the next roundabout take the 1st exit continuing on London Road. After approximately 0.2 miles turn left onto Bullfinch Lane. Take the next right onto Baden Powell Road and Tamarisk will be found along on the left hand side.





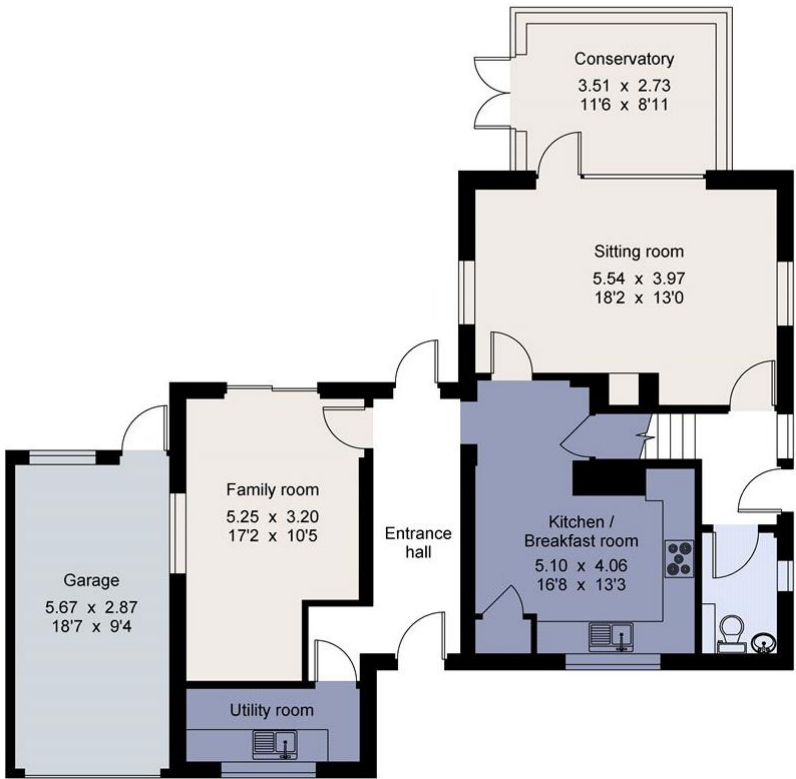
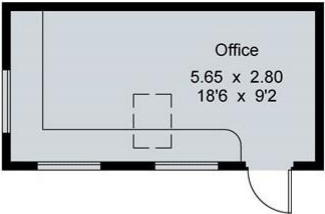
Tamarisk, Baden Powell Road, Riverhead, Sevenoaks, Kent, TN13 2EE
Gross Internal Area 1,879 sq ft, 174.6 m²
Garage 174 sq ft, 16.2 m²
Garden Office 171 sq ft, 15.9 m²
Total 2,224 sq ft, 206.6 m²

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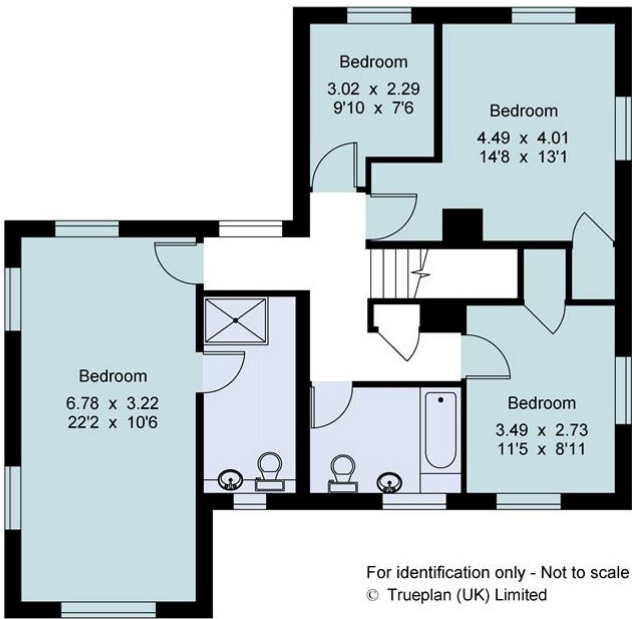
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Tamarisk, Riverhead

Gross internal area (approx) 174.6 sq m/ 1879 sq ft
Garage 16.2 sq m/ 174 sq ft
Garden Office 15.9 sq m/ 171 sq ft
Total 206.7 sq m/ 2224 sq ft

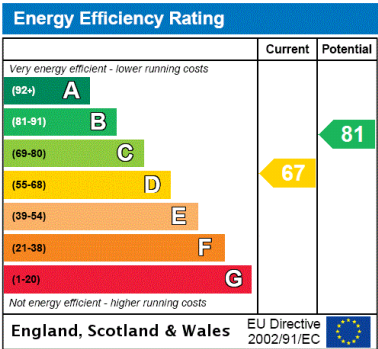


Ground floor



First floor

For identification only - Not to scale
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