



A BRAND NEW 4 BEDROOM FAMILY HOME SITUATED WITHIN IN AN EXCLUSIVE DEVELOPMENT

MILL FARM CLOSE, TUNBRIDGE WELLS, TN3 0BH

Unfurnished, £3,250 pcm + fees and other charges apply.*

Available Now



- Brand new home • 4 Bedrooms • 3 Bathrooms • Open plan kitchen/breakfast room • Situated in exclusive development • Four generous bedrooms • Private location • Double garage • EPC Rating = To be confirmed • Council Tax = tbc

Description

This striking brand new family homes offers good sized flexible living in a private location, finished to a high standard. The property is approached via a private road shared with 3 other homes.

On the ground floor is a stunning, light filled, open plan kitchen/breakfast room with built in appliances, wall and floor units, sliding doors leading out to a patio. The spacious reception room has a wood burning stove and views over the garden. There is also a utility room, good sized study and downstairs cloakroom.

Upstairs there are 4 double bedrooms with built in wardrobes, 2 with en-suite shower rooms and a family bathroom.

Externally there is a double garage and a driveway with space for several cars.

Energy Performance

A copy of the full Energy Performance Certificate is available on request.

Viewing

Strictly by appointment with Savills.



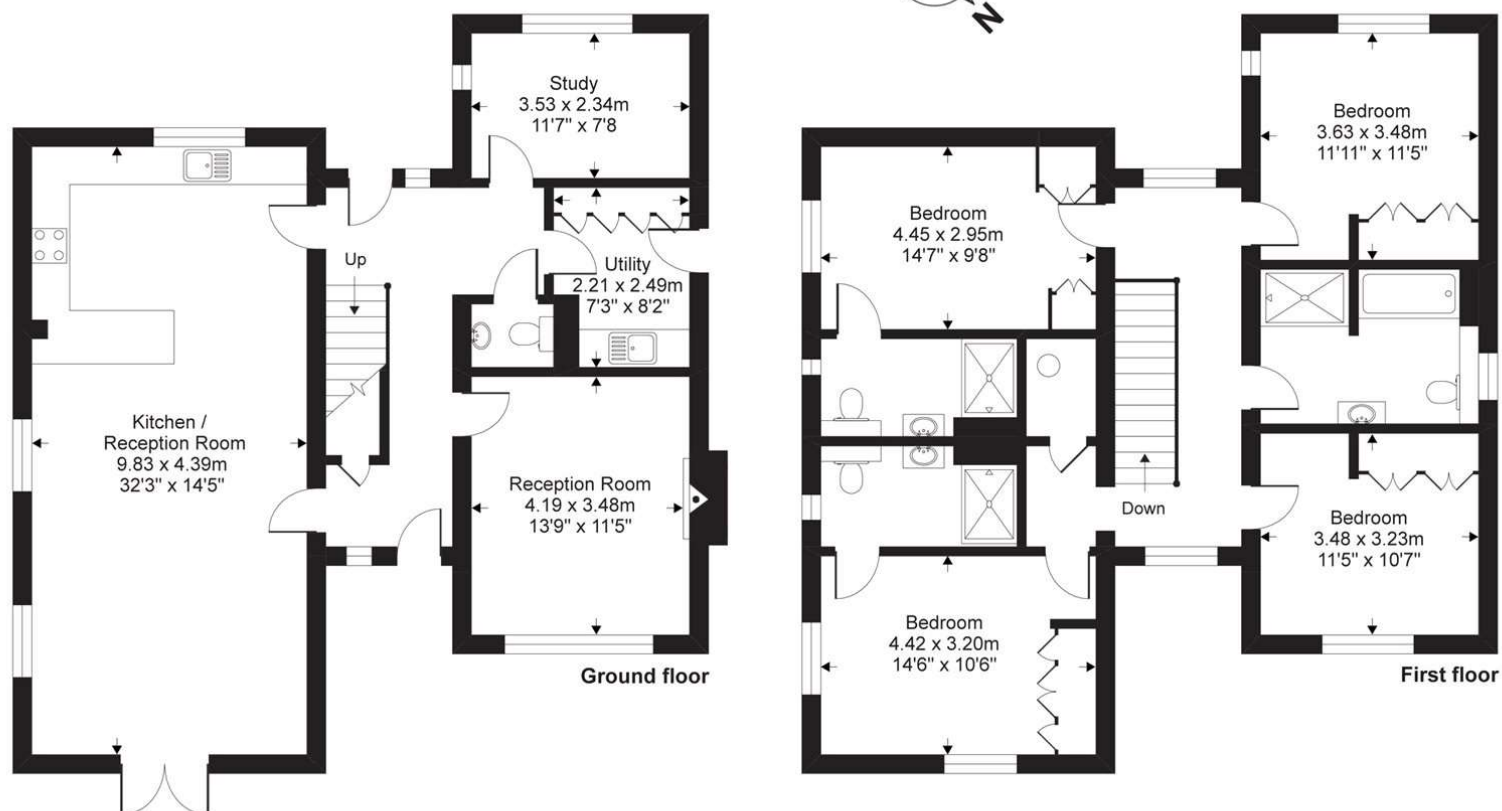
Mill Farm Close, Tunbridge Wells, TN3

Gross internal floor area (approx):

185.2 sq m / 1994 sq ft

For Identification only - Not to scale

Niche Communications



FLOORPLANS

Gross internal area: 1994 sq ft, 185.2 m²

| Energy Efficiency Rating | | Current | Potential |
|---|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92+) | A | | |
| (81-91) | B | 85 | 91 |
| (69-80) | C | | |
| (55-68) | D | | |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | | |
| England, Scotland & Wales | | EU Directive 2002/91/EC | |



Please note that the local area may be affected by aircraft noise, you should make your own enquiries regarding any noise within the area before you make any offer.

*There are different rules and fees for different tenancy types. For details of our fees and charges go to [savills.co.uk/tenant-fees](https://www.savills.co.uk/tenant-fees). For more detailed information read our [Applicant Guide](#), hard copy available on request. 20190712AAMW

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Tunbridge Wells Lettings
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