



An iconic Grade II* listed Decimus Burton Villa

5 Calverley Park, Tunbridge Wells, Kent TN1 2SH

Freehold



2 principal reception rooms • study • kitchen • utility room
 • conservatory • en suite guest bedroom • cloakroom • 4
 double bedrooms (one en suite) • family bathroom • cellar
 cinema/family room and wine store • detached garage
 • enclosed gardens to front and rear • summerhouse
 • about .28 acres

Description

The beautifully presented half of an impressive Grade II* listed villa, attributed to Decimus Burton, one of the foremost English architects of the 19th century. The elegant Georgian proportions of this iconic home can be fully appreciated, with high ceilings, formal reception rooms with huge shuttered windows, French doors out to the garden and a hooded veranda.

5 Calverley Park has a stylish contemporary finish which complements the wonderful period features, including a David Haugh kitchen opening through to a large conservatory with an en suite guest room off.

There are four double bedrooms and two bathrooms on the first floor and the cellar has been recently reconfigured to create a family/cinema room with an adjoining wine store.

An enclosed gated garden lies to the front and rear of the house providing a high degree of privacy, with a walled courtyard, paved terraces, lawns and established borders. The private driveway provides parking for several cars in addition to the detached garage.

History of Calverley Park

Calverley Park was one of the first residential parks established in the early 19th century, realising Decimus Burton's concept of 'rus-in urbe', bringing the essence of the countryside right into the centre of town. Considered to be one of the most prestigious addresses in Tunbridge Wells, the sizeable villas are arranged in an arc overlooking the 'pleasure grounds', purchased by the Council in 1920.

Situation

Calverley Park lies in the heart of Tunbridge Wells, with formal gardens, tennis courts, croquet and bowling greens and a café. The town centre offers excellent amenities, with two theatres, many restaurants, pubs and cafes. There are leisure facilities in and out of town and the historic Pantiles on the south side.

Private and state schools: a wide choice of well regarded schools in the area, include Claremont Primary, Rose Hill, Holmewood House and the Girls and Boys grammar schools in Tunbridge Wells and Tonbridge.

Mainline Rail: the station lies on the other side of Calverley Park, accessible by foot and providing fast and frequent services to London Charing Cross and Cannon Street via London Bridge.





Directions

From our High Street office turn right onto Vale Road. At the roundabout take the first exit onto Mount Pleasant Road, passing the station on the left. At the top of the hill, turn right at the traffic lights into Crescent Road, passing the Hotel Du Vin on the right, then turn right under the arch into Calverley Park. Bear right through the pillared entrance and number 5 will be found on the left.

Services

Mains gas-fired central heating, mains water, electricity and drainage.

Outgoings

Tunbridge Wells Borough Council: 01892 526121. Tax Band G.

Viewing

Strictly by appointment with Savills on 01892 507000. If there is any point which is of particular importance to you, we invite you to discuss this with us, especially before you travel to view the property.

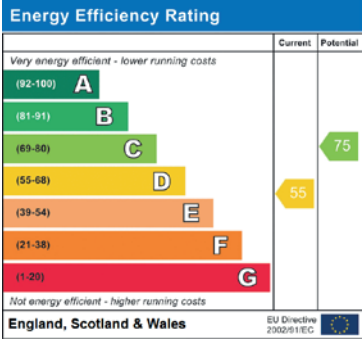


5 Calverley Park, Tunbridge Wells
Gross internal area (approx) 277.7 sq m/2989 sq ft
Cellar 19.2 sq m/206 sq ft
Garage 18.4 sq m/198 sq ft
Total 315.3 sq m/3393 sq ft



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