



A stylish townhouse in this prestigious development

5 Twining Close, Tunbridge Wells, TN4 8FJ

Freehold

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Principal master suite • 3 further double bedrooms  
• bathroom • sitting room • kitchen/diner • study/wine  
room • cloak room • utility room • private garden  
• integral garaging and driveway parking

#### About

No. 5 Twining Close is a contemporary Berkeley Homes townhouse within this prestigious development on the northern edge of Tunbridge Wells.

Built in 2018 to a high specification, the house is immaculately presented throughout, with light, spacious accommodation arranged over four floors, with ground floor level entry into a wide hallway linking through to the smart wine room/study, utility room, cloakroom and the integral garage, with remote control doors. Driveway parking and further visitor parking is also available.

The raised ground floor comprises the formal and stylish living room with Juliette balcony and the kitchen/dining room with integrated Siemens appliances and bi-fold doors out onto the landscaped town garden which is both ideal for entertaining and easily maintained. The kitchen/dining room, sitting room and wine room also benefit from the zoned Sonos sound system.

The principal bedroom suite is on the second floor with well-appointed en suite shower room and balcony to the front; a further double bedroom is also on this floor.

The third and fourth bedroom and family bathroom on the second floor complete the accommodation.

#### Local Information

Twining Close lies within 0.3 mile walk of the town centre shops and amenities with the high street and historic Pantiles a little further beyond.

The mainline station is within 0.6 miles away offering frequent commuter services to London, whilst the Centaur Commuter Coach service stops in the St John's Road.

There are many highly-regarded schools in the vicinity, including the girls' and boys' grammars, Bennett Memorial, The Wells Free School, Rose Hill and Holmewood House preparatories, Bishops Down Primaries and independent senior schools in Tonbridge, Mayfield, Sevenoaks and Eastbourne.

The St Johns Road (A26) links north to the A21, Tonbridge, Sevenoaks and the M25 (J5) and thereby the national motorway network. Gatwick Airport lies about 26 miles to the west via the A264.

#### Services

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

#### Tenure

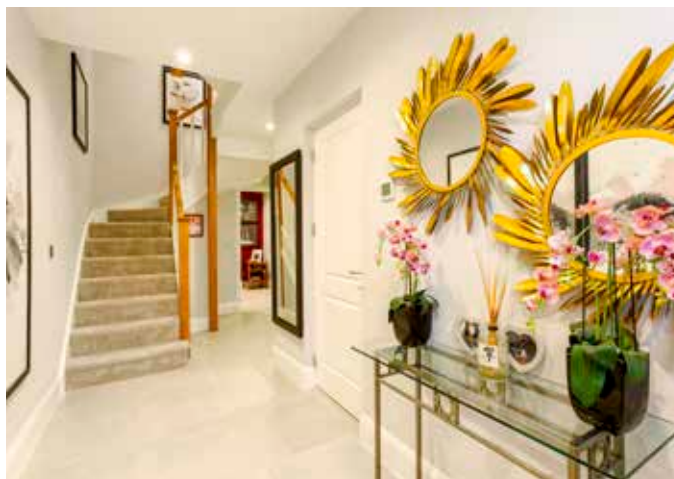
Freehold

#### Energy Performance

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

#### Viewing

Strictly by appointment.







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Approximate Area 167.6 sq m / 1804 sq ft

Garage 17.4 sq m / 187 sq ft

Total 185 sq m / 1991 sq ft



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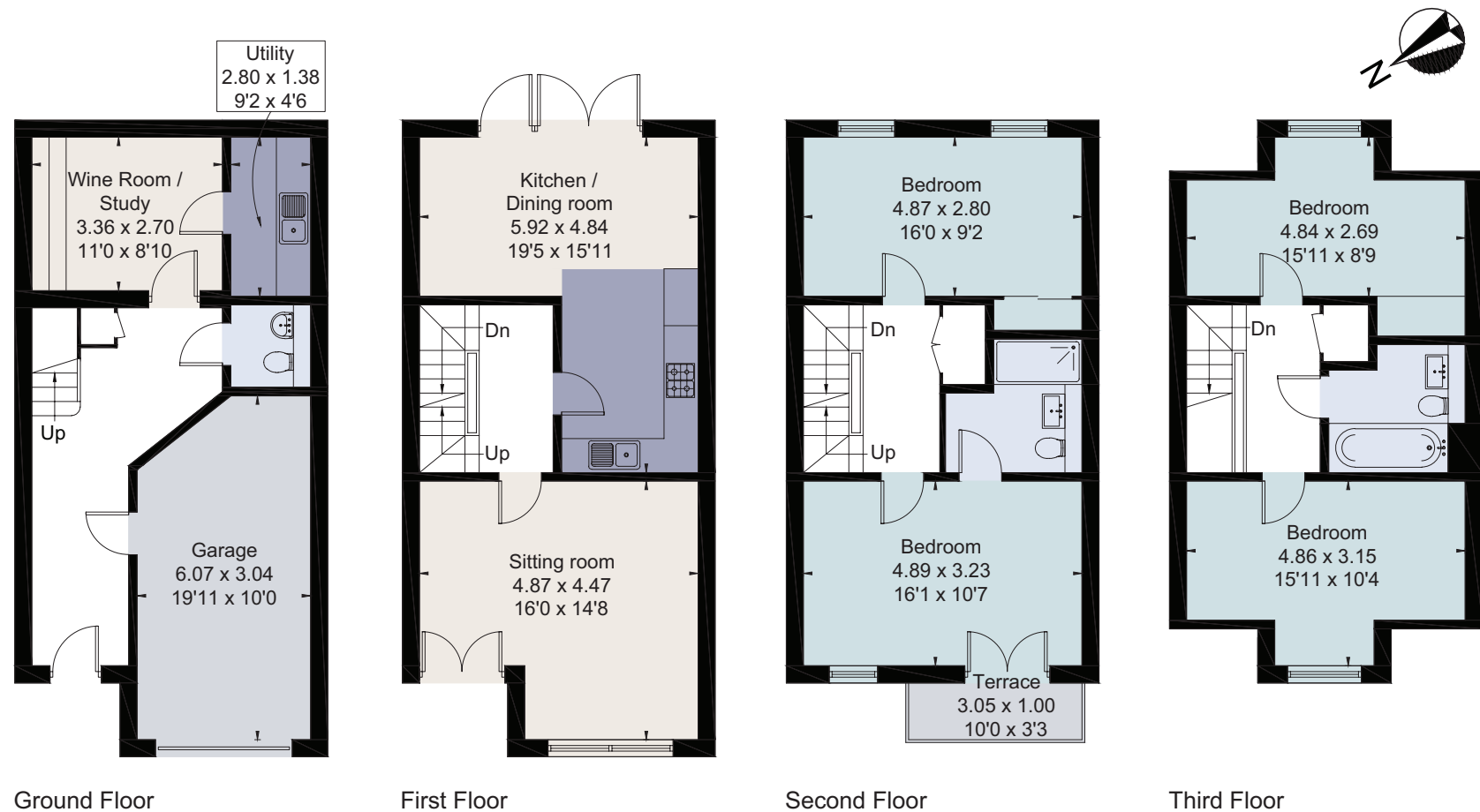
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