



Peter  
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# Walking Distance to Hawkhurst Shops

£475,000

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Situated on a country lane in the village of Hawkhurst, this beautiful four-bedroom semi-detached house blends character and modern features across three thoughtfully designed floors. At the front, a double garage with power and lighting provides ample storage and parking, while a pretty front garden with a pathway welcomes you to the front door.

Inside, the ground floor offers a spacious and inviting living room, perfect for entertaining or relaxation. The heart of the home is the kitchen/dining area, featuring custom oak base units, a striking zinc worktop, and a luxurious '*Travertine*' tiled floor. This space opens on to a separate utility room and a garden room that leads out to the rear garden.

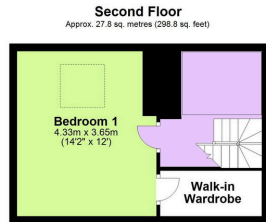
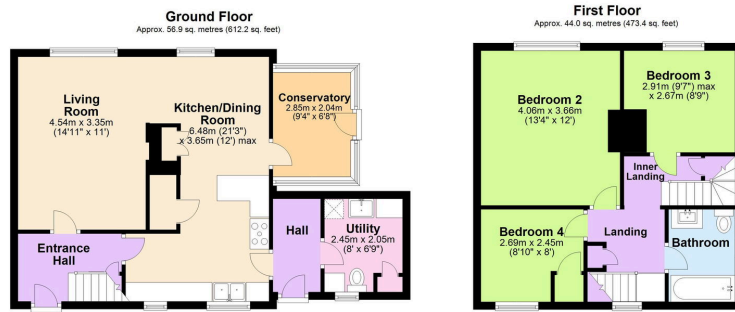
The established south-facing garden is a highlight, laid to lawn and beautifully landscaped with a variety of flowering plants, mature trees, and apple trees. Steps lead to practical timber and brick sheds, adding rustic charm and storage to this lush outdoor space.

The first floor includes three well-proportioned bedrooms, with two generous doubles and a versatile fourth bedroom, which could serve as a home office or nursery. This level is completed by a modern family bathroom.

On the top floor, the principal suite offers a peaceful retreat with a large bedroom bathed in natural light from a 'Velux' window. This serene space also features a walk-in wardrobe, ensuring ample storage.

With its blend of modern fittings and countryside charm, this property provides an idyllic lifestyle for families, surrounded by Hawkhurst's scenic beauty and village amenities.





Total area: approx. 128.6 sq. metres (1384.4 sq. feet)

- FOUR BEDROOM SEMI DETACHED HOUSE
- LIVING ROOM WITH OPEN FIREPLACE
- THREE BEDROOMS & PRETTY BATHROOM ON FIRST FLOOR
- SEPARATE UTILITY ROOM
- EPC RATING E
- FITTED KITCHEN/DINER WITH ZINC KITCHEN WORKTOP
- TOP FLOOR PRINCIPLE BEDROOM WITH VELUX WINDOW
- ESTABLISHED FRONT AND REAR GARDENS
- DOUBLE GARAGE & PARKING
- COUNCIL TAX BAND C



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80   C
55-68	D		
39-54	E	53   E	
21-38	F		
1-20	G		