



**Oakdale Road, Tunbridge Wells,
Kent**



KMJProperty
Your local independent Estate Agent

- Double Bedroom
- Separate WC
- Utility Room
- Council Tax Band A
- Mainline Train Station 1 Mile away

A recently renovated and modernised apartment in a highly sought after part of Tunbridge Wells Town.

Stepping into the property you are instantly greeted with a bright, spacious welcoming lounge/dining area. This area provides a versatile opportunity to utilise the space to make it your own.

Conveniently linked is the kitchen, this layout promotes a slight open plan living feel but also with added privacy if needed.

The kitchen provides sleek, stone counter tops, plenty of upper and lower storage space, integrated kitchen appliances and ample counter top space.

Continuing through the property into the double bedroom providing a light, bright and airy environment including built in storage wardrobe and cupboard as well as the main access into the utility room and bathroom.

The utility room provides the perfect area for extra storage space and laundry necessities. Conveniently attached is the separate WC and bathroom. The bathroom provides a shower over bath and plenty of under sink storage. The smaller casement windows have all been recently replaced.

The property is perfectly situated within easy reach of Tunbridge Wells town centre which provides a wide range of bars, restaurants, coffee shops and plenty of shops. The mainline station is within walking distance and offers direct services to London and the coast.

948 years remaining left on the lease
Service charge is £2600 (Subject to change)
Council Tax Band A

MORE PROPERTIES REQUIRED IN ALL AREAS





Notes

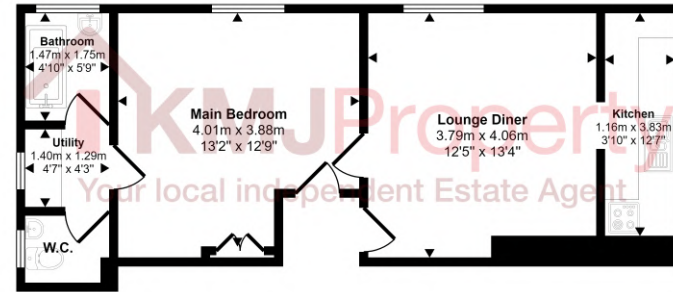
Starting at Tunbridge Wells Train Station
 Turn left onto Vale Road
 80 Yards
 Turn left onto Mount Pleasant Road
 40 Yards
 Turn left onto Church Road
 0.2 Miles
 Turn right onto Castle Road
 0.3 Miles
 Turn Right onto Mount Ephraim
 70 Yards
 Turn left onto Molyneux Park Road
 50 Yards
 Turn right onto Oakdale Road
 0.2 Miles
 The destination is now on your left :
 120 Yards

Council Tax: A
 Tenure: Leasehold

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		76
(55-68) D	54	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

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Approx Gross Internal Area
 44 sq m / 470 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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