



WOOD & PILCHER



- First Floor Apartment
- 2 Double Bedrooms
- Close to Town Centre and Station
- Communal Gardens
- Off Road Parking
- Energy Efficiency Rating: C

Pembury Road, Tunbridge Wells

£350,000

woodandpilcher.co.uk

16 Dorin Court, Pembury Road, Tunbridge Wells, TN2 3RH

This is a well presented two bedroom apartment on the first floor of this imposing building in a very central location. There is a spacious sitting/dining room with dual aspect over the surrounding town area, a separate kitchen with breakfast bar, good sized bathroom and two double bedrooms with the master having a shower en-suite. This impressive apartment in St Peters is walking distance to the town centre and mainline station as well as the beautiful Dunorlan Park, it will appeal to a wide range of buyers so an early viewing is highly recommended.

COMMUNAL ENTRANCE:

The entrance is via Calverley Park Gardens, communal entrance door leading to hallway and stairs to first floor.

ENTRANCE:

Via personal entrance door into hall way.

HALWAY:

A spacious L-shaped hall way with entry intercom, built in store cupboard, additional store cupboard housing both hot water cylinder and cold water tank, loft access with ladder into large boarded loft area, radiator, carpet.

SITTING/DINING ROOM:

A spacious room with dual aspect windows giving the room a bright open feel. Double glazed windows to side and rear, two radiators, carpet.

KITCHEN:

A range of wall, base and drawer units as well as glazed display wall units and breakfast bar. Inset hob, eye level double oven, spaces for fridge freezer, dishwasher and washing machine, inset one and a half bowl sink with mixer tap. Concealed wall mounted gas central heating boiler, double glazed window to rear, splash back tiling to walls.

MASTER BEDROOM:

A double bedroom with double glazed window to side, triple built in wardrobe, carpet, radiator.

EN SUITE:

Shower cubicle, concealed cistem WC, pedestal wash hand basin, heated towel rail, tiling to walls and floor, extractor fan.

BEDROOM:

Another double bedroom with double glazed window to side, built in wardrobes, carpet, radiator.



BATHROOM:

A good sized bathroom comprising bath with tiled side panel, shower screen, concealed cistern WC, built in wash hand basin with cupboard under, tiling to walls and floor, heated towel rail, extractor fan.

PARKING:

The property has one parking space in the car park accessed via Calverley Park Gardens.

OUTSIDE:

Dorin Court has communal gardens for the use of the residents which comprises an area of lawn with mature trees and shrubs.

SITUATION:

The location of this particular apartment means that the advantages of Royal Tunbridge Wells lifestyle are practically on your doorstep with many of the towns shops, restaurants and other diverse attractions being able to be reached within fifteen minutes or less on foot. Shopping facilities include the Royal Victoria Place shopping mall being host to over ninety leading retailers including such department stores as Fenwicks and Marks and Spencer alongside numerous cafes. Within the southern part of the town you will find Tunbridge Wells mainline station offering commuter services from Tunbridge Wells to London Charing Cross, you will also find the old High Street with its mixture of boutiques, vintage fashion and art. Recreational facilities include a wide range of venues in which to dine, from chic hotels to trend setting gastro pubs or stylish bars. The town also has a wealth of open green space including the nearby Dunorlan Park with its maintained grounds and boating lake. The town is also well supplied with gyms, a large well equipped sports centre, several golf courses and a number of sports pitches and dubs. With most buyers considering location to one of the most important things when purchasing a property, we can only re-emphasise the convenience and desirability of this particular area, and its an opportunity not to be missed.

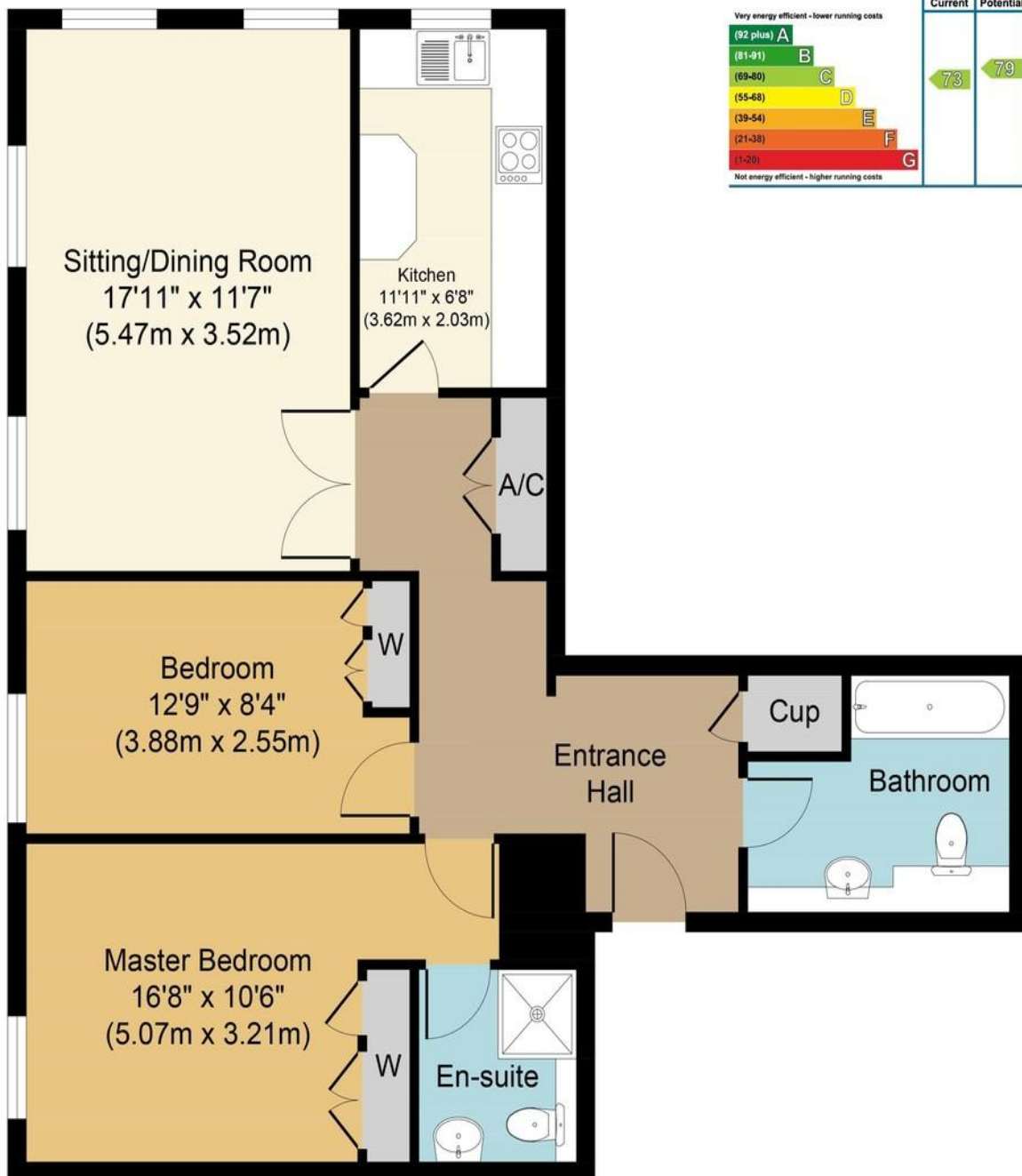
TENURE:

Leasehold

VIEWING:

By appointment with Wood & Pilcher 01892 511211





Approx. Gross Internal Floor Area 833 sq. ft / 77.40 sq. m

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