



BRAESIDE CLOSE
SEVENOAKS



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Positioned in the highly desirable Braeside Close – a quiet cul-de-sac between Braeside Avenue and Brittains Lane – this impressive five bedroom, four bathroom family home combines an enviable location with elegant design



5 4 3 C

Local Authority: Sevenoaks District Council

Council Tax band: G

Tenure: Freehold



SITUATION

The property is located Braeside Close, a highly sought-after and extremely convenient location, just moments from Sevenoaks Station, and just over half a mile to the popular Riverhead Infants and Amherst Junior Schools. The house is also just under a mile to Sevenoaks High Street, with its range of shops, boutiques, restaurants and leisure facilities. Sevenoaks tennis, cricket, hockey and rugby clubs are also placed nearby. There are numerous excellent schools in the area both state and private including Riverhead Infants and Amherst Primary School (0.6 miles), Sevenoaks Prep, New Beacon (1.1 miles), The Granville (0.5 miles), Solefields, Walthamstow Hall (0.9 miles), and the renowned Sevenoaks School (1.1 miles). Access to the M25 orbital (Junction 5) is 1.8 miles away to the north of Sevenoaks providing access to the national motorway network, as well as Gatwick and Heathrow airports, London, Ebbsfleet International station and Bluewater shopping centre. (All distances are approximate).











THE PROPERTY AND GARDENS

Inside, the ground floor is designed for modern family life. At the heart of the home, an open-plan kitchen/dining/family area flows out through bi-fold doors onto the garden terrace – perfect for everyday living and entertaining alike. To the front, a separate sitting room and a dedicated playroom provide flexible spaces for relaxation and play. A well-equipped utility room and a guest cloakroom complete the ground floor. Upstairs, the first floor centres around a spacious landing leading to four well-proportioned bedrooms. The principal suite enjoys its own walk-in dressing room and sleek en suite, while the second bedroom also features an en suite shower room. A stylish family bathroom serves the remaining bedrooms. On the top floor, a generous fifth bedroom with en suite shower room offers an ideal retreat for guests or teenagers.

Outside, a gravel driveway provides ample off-street parking, while a side gate leads to the beautifully landscaped rear garden. A raised terrace creates a perfect spot for alfresco dining, stepping down to a level lawn framed by mature planting including roses, camellia, holly, field maple and apple trees. This is a rare opportunity to secure a impeccably presented family home in one of Sevenoaks' most sought-after settings.





Approximate Gross Internal Area = 227.5 sq m / 2448 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



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