

79A Weald Road

Sevenoaks



An exceptional family home located on the popular south side of Sevenoaks within close proximity to both the High Street and main line station, and close to many well regarded schools.



Summary of accommodation

Main House

Ground Floor: Sitting room | Family room/study | Kitchen/dining room | Utility room | WC


First Floor: Principal bedroom with dressing room and en suite | Three further bedrooms, one with an en suite
Family bathroom


Second Floor: One further bedroom with an en suite | Dressing room





Situation


Times and distances are approximate.


 There are numerous good schools in the area including New Beacon School, Solefield School, The Granville, Walthamstow Hall, St Thomas's, Sevenoaks Primary School and the internationally renowned Sevenoaks School.

 Sevenoaks station has services to London Charing Cross/Cannon Street from 32 minutes (London Bridge from 22 minutes).

 The A21 at Morleys junction (1.7 miles) gives access to the M25, Channel Tunnel terminus and ports, Gatwick, Heathrow, and Stansted airports.

 Sevenoaks offers a range of independent and high street shops, numerous cafes and restaurants, the Stag cinema/theatre, M&S food store and Waitrose supermarket.

 There are wonderful walking opportunities to be had nearby through Knole Park, Sevenoaks Common and the countryside beyond.

 Leisure facilities include Wildernesse and Knole Park golf clubs in Sevenoaks and Nizels Health & Golf club in Hildenborough. Sevenoaks has its own leisure centre and numerous sports clubs.



The Property

79A Weald Road is an impressive detached five bedroom family home situated on the south side of Sevenoaks within easy reach of the High Street and main line station.

This outstanding property, completed by renowned local developer Portfolio Homes in 2020, combines traditional architecture with modern luxury design. Arranged over three floors and extending to over 3,000 sq ft the property combines open-plan living spaces with more formal entertaining areas, ideal for modern family living.



Gardens and Grounds

Externally the property is set back from the road and enjoys a delightful aspect over Sevenoaks Common.

The block paved drive provides parking for several cars. To the rear is a delightful garden principally laid to lawn with a woodland backdrop providing an excellent degree of privacy. There is also a decked terrace ideal for al fresco entertaining. In all the plot extends to approximately a quarter of an acre.

Property Information

Directions: From Sevenoaks High Street proceed in a southerly direction and at the fork continue straight on to London Road passing St Nicholas Church and Sevenoaks School. Pass Solefields Road on the right and take the next road into Weald Road. Continue for approximately 0.5 of a mile and the property can be found on the left.

Council Tax: Band G

EPC: B

Postcode: TN13 1QJ

Viewings: All viewings strictly by appointment only through the vendor's selling agents, Knight Frank LLP.

Approximate Gross Internal Floor Area
283.1 sq.m / 3,047 sq.ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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