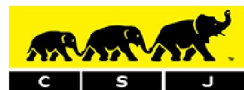




**GARAGES NORTH FARM ROAD, TUNBRIDGE
WELLS, TN2 3XD**

£450,000 Freehold



CHRISTOPHER ST. JAMES
Established 1976

Residential / Commercial / Land & Development

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Description

Plot of land and garages extending to approximately 1,470 sqm with planning consent for 3 dwellings
 2 x 3 bed Houses 134 sqm and 1 x Bungalow 61 sqm

Location

This plot is situated in a very popular residential area of Tunbridge Wells within a short walking distance of the railway station which operates a regular service to London. It is also within walking distance of good junior and senior schools in the area.

Tunbridge Wells shopping centre is within a short drive and offers a wide variety of shopping and leisure facilities. The A21 is also a short drive from the property.

Dunloran Park which boasts some stunning countryside walks and a boating lake, is within walking distance of this property

Planning

An application has been granted by Tunbridge Wells Borough Council, Planning Services ref : 23/00263/FULL
 Demolition of existing garages and erection of 3no. dwellings with 17 parking spaces

CII & 106

CII £0
 S106 £0

Terms

Guide Price Offers Over £450,000 Freehold

Viewings

The site is visible from the roadside, Internal access is by appointment only

Contact Sole Agents Christopher St James 020 8545 0591



THE SMALL PRINT

Christopher St James, our clients and any joint agents give notice that:

- 1) They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
- 2) Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building, regulation or other consents and Christopher St James have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

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