



**Mill Farm Close, Tunbridge Wells, TB3 0BH**  
**£1,100,000**

Stunning Gated Home with Spacious Open-Plan Living, Luxurious Master Suite, Large Garden & Woodland Views | Freehold



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Nestled within a private gated development, this beautifully presented home combines privacy and convenience. The welcoming entrance hall leads to a well-equipped utility room, offering space for a washing machine and tumble dryer, with direct access to the garden. A ground-floor cloakroom adds extra practicality.

At the heart of the home is a stylish open-plan kitchen and reception area, featuring elegant stone countertops, a breakfast bar, and premium Neff integrated appliances—perfect for both cooking and entertaining. The spacious reception room is enhanced by a contemporary wood burner and large sliding doors that open seamlessly onto the patio, creating a harmonious flow between indoor and outdoor spaces. A dedicated study on the ground floor provides an ideal space for work or relaxation.

Upstairs, the property offers

three generously sized bedrooms. The luxurious master suite boasts a separate dressing area and an exquisite en-suite bathroom with both a bath and separate shower for ultimate comfort. The second bedroom benefits from an en-suite shower room and built-in wardrobes, while a stylish family bathroom serves the remaining bedrooms. A large storage cupboard ensures the home stays clutter-free.

Externally, the large garden offers peaceful woodland views, providing a tranquil spot to unwind and enjoy nature. The spacious driveway offers ample parking for multiple vehicles, making it ideal for family living.

Council Tax Band: C

Tenure: Freehold

Parking options: Driveway, Off Street

Garden details: Private Garden

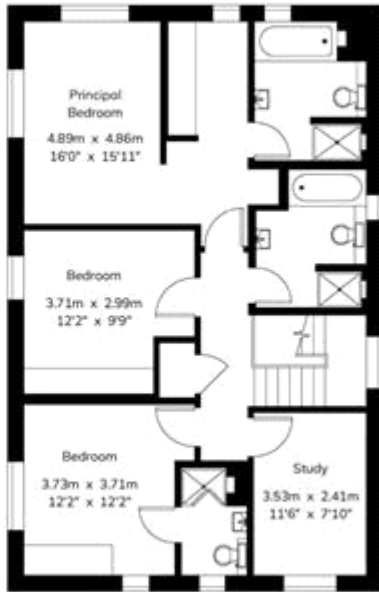
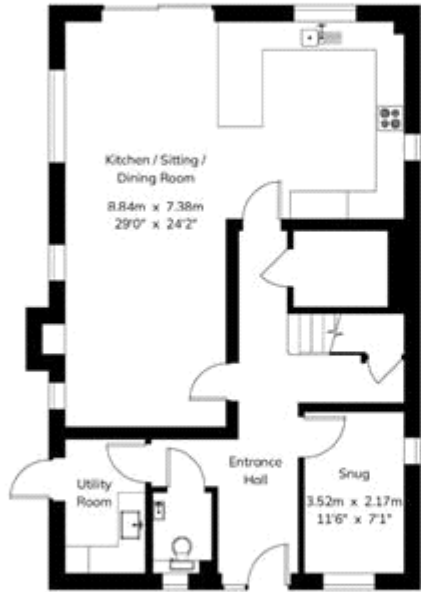




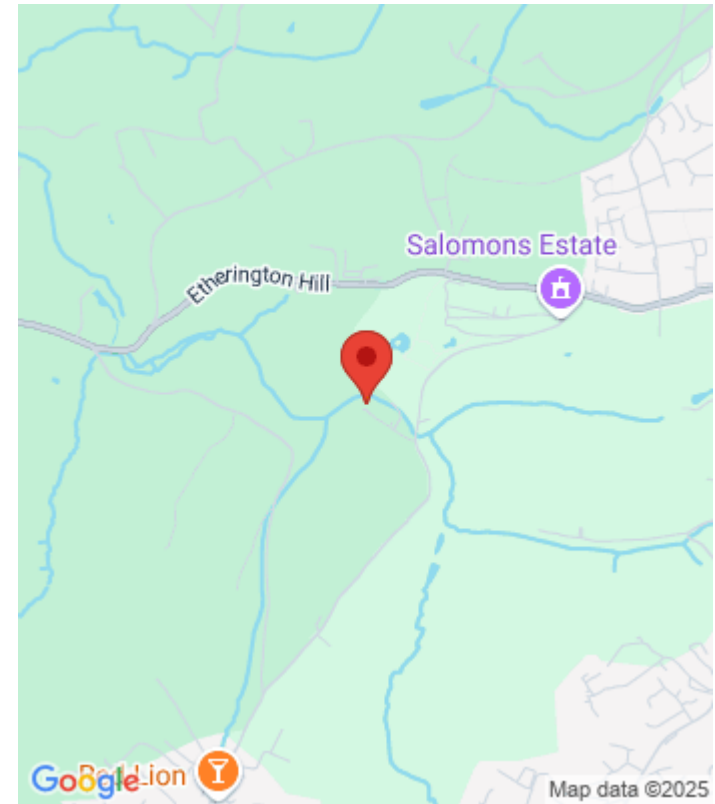
Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.

# 1 Mill Farm Close

Gross Internal Area : 178.3 sq.m (1919 sq.ft.)



0 2 4 6 8 10 Feet  
0 1 2 3 Metres  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			92
(81-91) B		86	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.