



Little Mount Sion, Tunbridge Wells, TN1
Offers Over £495,000

Newly Renovated Townhouse in the Heart of Tunbridge Wells | Freehold



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Tucked away in one of Tunbridge Wells' most desirable town-centre locations, this charming two-bedroom semi-detached home offers a rare blend of character, space and modern convenience. Beautifully renovated throughout, the property sits just a stone's throw from the vibrant High Street and the historic Pantiles, combining peaceful seclusion with doorstep access to the town's best amenities.

Set over two floors, the property boasts well-balanced accommodation. The upper floor level opens to a bright and airy living room, which leads through an elegant archway into a stunning brand-new kitchen, thoughtfully designed with integrated appliances including an oven, induction hob, fridge-freezer, dishwasher, and a statement butler sink. A large central island with breakfast bar makes this space ideal for entertaining or relaxed everyday living.

Downstairs, you will find two generous double bedrooms, both with large windows allowing plenty of natural light. This is a rare and a welcome feature in a lower ground floor setting. A stylish family bathroom with bath and overhead shower sits alongside a separate cloakroom/WC, offering both comfort and convenience.

Little Mount Sion is one of Tunbridge Wells' most sought-after addresses, known for its character homes and unbeatable location. You'll find G. Collins & Sons, Juliet's café, Fine Grind, and boutique stores like Anthropologie and Mint Velvet all within a short walk. The mainline station (London Bridge from 44 mins) is just a 5-minute walk, making this home ideal for commuters.

- Prime central location in the heart of Tunbridge Wells
- Stylishly renovated throughout with contemporary finishes
- Two spacious double bedrooms
- Bright and airy open-plan living and kitchen space
- Brand-new kitchen with integrated appliances and central island
- Beautifully presented family bathroom and additional WC
- Just 5 minutes' walk to Tunbridge Wells mainline station
- Moments from independent boutiques, cafés, and restaurants

Tenure: Freehold

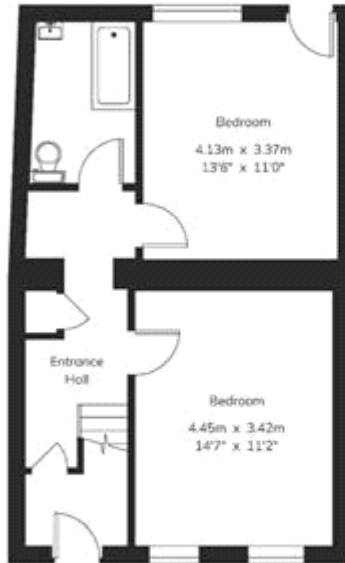
Permit Parking Available



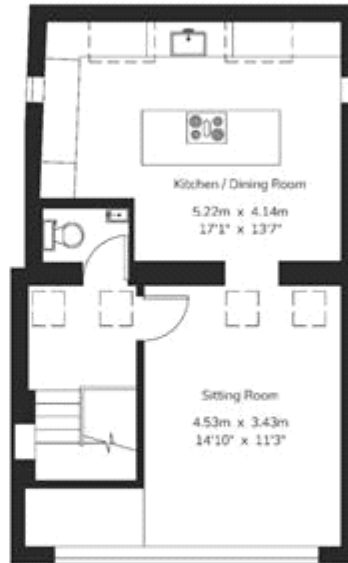
Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, 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.

11a Little Mount Sion

Gross Internal Area : 97.3 sq.m (1047 sq.ft.)



Lower Ground Floor



Upper Ground Floor



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	74	78
(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.