



15 The Chenies, Petts Wood East, Kent, BR6 0ED  
£1,300,000



## 15 The Chenies, Petts Wood East, Kent, BR6 0ED

- Stunning Private Road Showcasing This 4 Bedroom Family Home
- Extended with Two Large Reception Rooms
- En-Suite to Master Bedroom & Built In Wardrobes To Bedrooms 3 & 4
- Off Road Parking, Garage & Double Side Access
- Excellent Location Close to Central Petts Wood
- 160' South Facing Garden
- Large Loft Space Ideal for Stunning Conversion (STPP)





A fantastic opportunity to acquire this magnificent, extended, four bedroom, detached family home which was designed and built by the renowned Master Builder Noel Rees. The property is located on 'The Chenies', a picturesque private cul-de-sac on the East side of Petts Wood, which remains arguably one of the areas most sought after roads and yet can still be found within convenient reach of Central Petts Wood, Station Square and mainline station. The property is approached via a sizable driveway and the accommodation comprises a large hallway with a ground floor W.C. Two feature receptions with an inglenook fireplace and there is a good size square kitchen. On the first floor the property has four bedrooms, all accessed via the large landing and there is a separate W.C, family bathroom and en-suite to the master bedroom. Bedrooms three and four have the benefit of built in wardrobes and the landing offers access to a remarkable size loft which would make a stunning conversion (STPP). To the rear there is a stunning, mature and private South facing garden which extends to just over 160' (approx.). Further features include a garage and double side access. In summary, properties are very rarely available on this road, so we encourage your early viewing in order to appreciate the charm and character on offer.

## Viewing

Strictly by appointment with Edmunds Petts Wood 01689 819991. If there is any point which is of particular importance to you we invite you to discuss this with us, especially before you travel to view the property.



## The Chenies, BR6

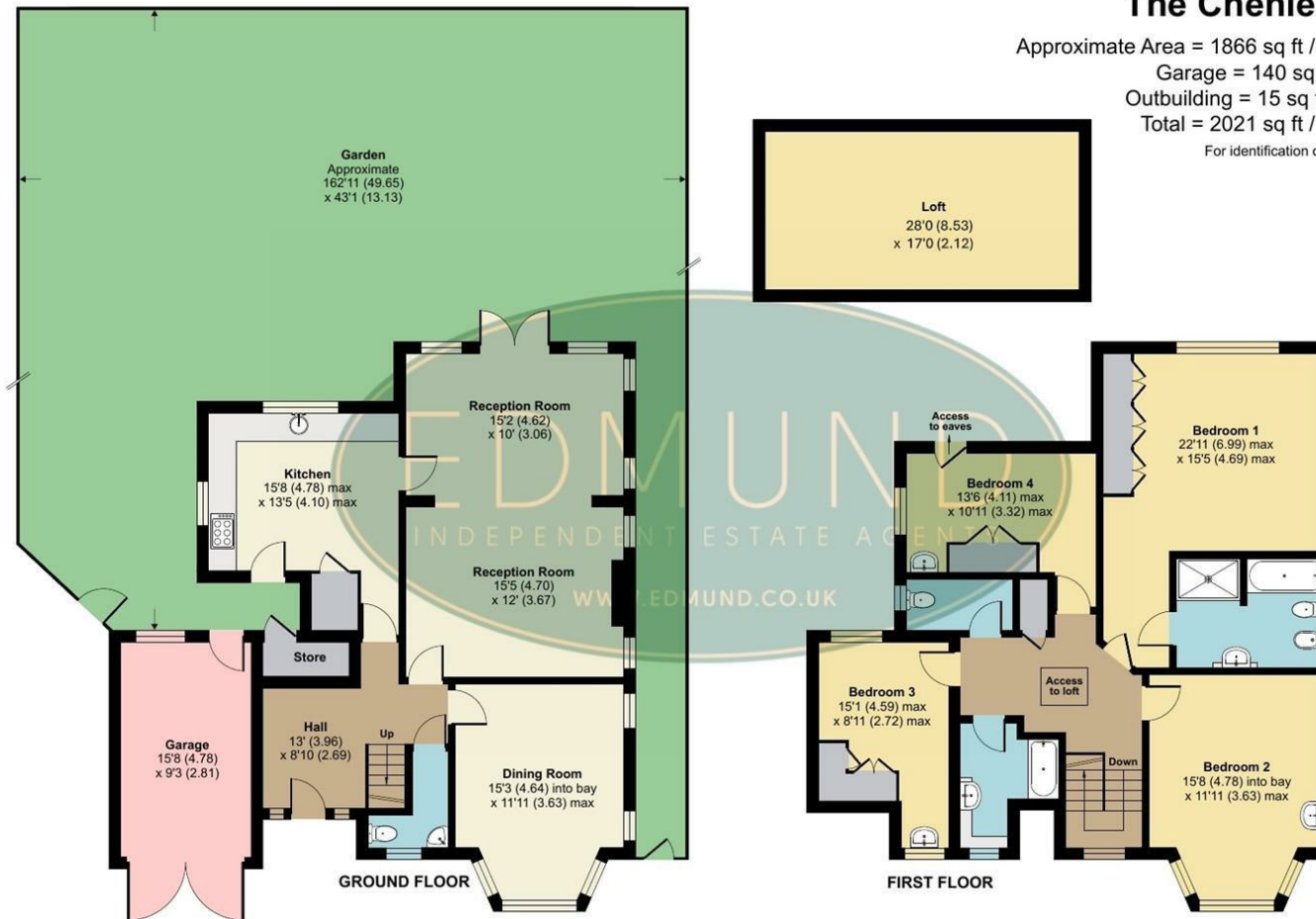
Approximate Area = 1866 sq ft / 173.3 sq m

Garage = 140 sq ft / 13 sq m

Outbuilding = 15 sq ft / 1.4 sq m

Total = 2021 sq ft / 187.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2025. Produced for Edmund Estate Agents. REF: 1332343

### IMPORTANT NOTES:

1. Every care has been taken in the preparation of these particulars but their accuracy is not guaranteed and they do not form part of the contract. Descriptions are given in good faith and as an opinion of the Agents - not as a statement of fact. 2. Measurements are approximate and any reference to any particular use of any part of the property or to alterations is not intended to imply that planning or building regulations or other consents have been obtained. We have not tested any appliances, services, heating systems, fixtures or fittings and so cannot guarantee they are in good working order. Prospective purchasers should undertake their own tests, enquiries or surveys before entering into any commitment. Photographs are reproduced for general information and it must not be inferred that any item shown is included in the sale. 4. These particulars are issued on the understanding that all viewings and negotiations are conducted through the Agent.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC

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