Grove Lodge, Grove Road
Seal, Sevenoaks

Strutt & Parker

Land and property. Since 1885.

2,779 sq ft (258.2 sq m) | Freehold
5 bedrooms | 3 bathrooms
Garage & studio apartment | 0.62 acres

Guide price £1,950,000

An impressive detached coach house dating from 1871, situated in an Area of Outstanding Natural Beauty, overlooking Wildernesse Golf course. It has been extensively remodelled and refurbished by the current owners and is now beautifully presented

Property

Grove Lodge is set over two floors and benefits from excellent ceiling heights, well-proportioned rooms, solid oak flooring, travertine tiles, sash windows and built in furniture. It has recently been reinsulated, and sash windows have been newly renovated and draught-proofed. The property has superfast fibre broadband.

The dual aspect kitchen/family room is the heart of the house and provides a large social area perfect for informal entertaining and family living. There is solid oak floor throughout the kitchen with a half-glazed doorway leading to the beautiful courtyard garden. To the side of the kitchen is a snug/TV room complete with fitted storage cupboards and shelving. The painted Plain English kitchen cupboards include a larder and large island with wooden worktop. Appliances include a Lacanche range cooker, integrated fridge and dishwasher.

The formal entrance to the house is via an entrance hallway on the north side of the house which provides access to an excellent utility room with space for a washing machine, tumble dryer and American style fridge freezer. A pair of Worcester gas boilers have recently been installed, providing ample heating and hot water.

The dual aspect sitting room is a well-proportioned room with large west-facing windows towards the courtyard garden. The ground floor also benefits from a study with bespoke oak fitted furniture, a dual aspect dining room with doors to the garden and a cloakroom.

The dual aspect principal bedroom suite has generous proportions with fitted wardrobes, bedside cabinets and shelving as well as spacious en suite bathroom with a claw foot, roll top bath overlooking the garden, walk-in shower, Italian marble tiles and Amtico flooring. There are four further bedrooms; one with an en suite shower room and views over the courtyard garden, and a further bathroom. In all 3283 sqft.

Outside

Grove Lodge is approached through wrought iron gates that lead to parking and turning for several cars and the architect designed open double garage and annexe.

The architect-designed garage/annexe building was built in 2011. It provides garage bays for two cars (with electric vehicle charging port) and houses a gym and separate boiler to service the annexe. .

An exterior staircase leads up to the large self-contained studio apartment, which has an open-plan living, dining and sleeping area with roof-light windows and a separate bathroom. This provides a versatile living space for additional family, guests or family help.

The landscaped gardens of about 0.62 acres comprise a large lawn area, Victorian rockery and a wide range of mature plants and shrubs, including mature acers, wisteria, Virginia creeper, elegant silver birches, a weeping pear and many spring bulbs.

Location

Sevenoaks town centre and mainline station are only a 10 minute drive away. Grove Lodge is tucked away down a quiet country lane on the edge of Seal village and bordering Wildernesse golf club.

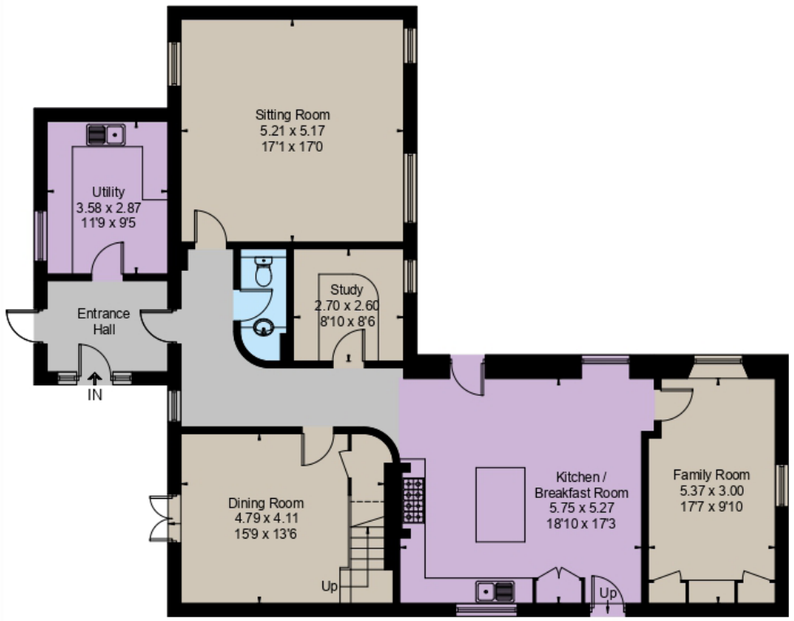
Seal Village is less than 1 mile away and has an excellent butcher, primary school, local shopping facilities and playing fields. The highly rated Bucks Head pub and Knole Park are a lovely country walk along a woodland pathway and adjoining the Wildernesse Golf Course.

Sevenoaks has a wide range of amenities, shops, cafes, restaurants, The Stag theatre/cinema, M&S and Waitrose supermarket.

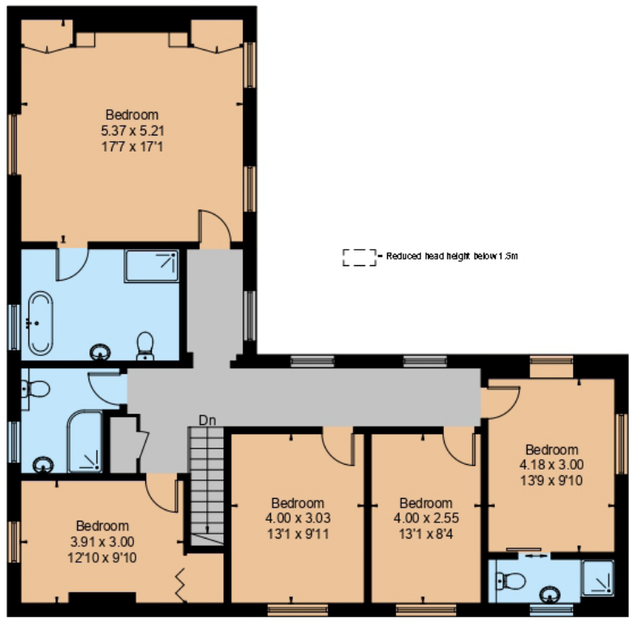
Sevenoaks has many fitness and sporting clubs including tennis, football, rugby, hockey and cricket. There are golf courses at Knole and Wildernesse, as well as at Nizels Golf & health club in Hildenborough.

Sevenoaks mainline station (2.5 miles) has fast and frequent services to London Charing Cross /Cannon Street (London Bridge from 23 minutes). Bat & Ball station (1.3 miles) has services to London Victoria.

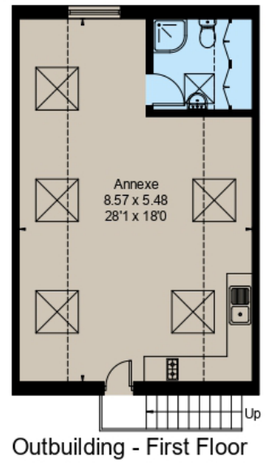
Approximate Floor Area = 258.2 sq m / 2779 sq ft
Outbuilding = 59.0 sq m / 635 sq ft
Total = 317.2 sq m / 3414 sq ft (Excluding Carport)



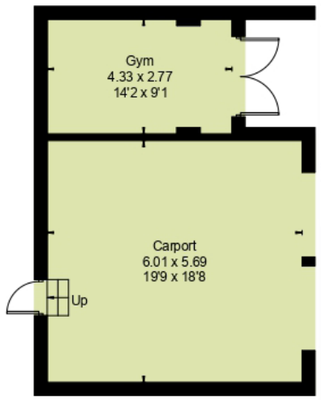
Ground Floor



First Floor



Outbuilding - First Floor



Outbuilding - Ground Floor
(Not Shown In Actual Location / Orientation)

This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #96384

Sevenoaks

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General

Local Authority: Sevenoaks District Council
Services: Mains electricity, water, including gas. Private shared cess pit.
Council Tax: Band G
EPC Rating: D
Mobile and Broadband checker: Information can be found here https://checker.ofcom.org.uk/en-gb/

We understand that the private drainage at this property may not comply with the relevant regulations. Further information is being sought.

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Particulars prepared July 2026.

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