



# Oakwood

Shoreham Road, Otford, Sevenoaks

**STRUTT  
& PARKER**

BNP PARIBAS GROUP 

## An impressive detached house of distinction in an established setting in Otford village

Immaculately presented family home with light and spacious accommodation together with good sized gardens.



**3/4 RECEPTION ROOMS**



**5/6 BEDROOMS**



**4 BATHROOMS**



**DOUBLE GARAGE**



**GARDENS**



**FREEHOLD**



**RURAL/VILLAGE**



**4,069 TOTAL INTERNAL SQ FT**



**GUIDE PRICE £2,250,000**



### The property

For sale this attractive and substantial detached house in an established location in Otford village.

Oakwood was built originally by DBS Construction, a builder of repute. The house has elevations of brick, plaster, tile hanging and decorative timbers under a pitched tiled roof.

The accommodation is light and spacious and well planned. The large reception hall has doors to all the principal reception rooms and a downstairs cloakroom.

The drawing room and sitting room are beautifully proportioned, have fireplaces and enjoy good views over the gardens. There is a pleasant study and a stunning kitchen/breakfast room with sitting area.

The kitchen has extensive granite work surfaces with cupboards and drawers below. An island unit with further workspace and integrated induction hob, split level ovens, larder fridge, tall freezer, built-in microwave and full-size dishwasher.

There is space for a dining table and sitting room area. Utility room and secondary WC.

On the first floor there is a generous landing with doors leading to all bedrooms and the family bathroom. The principal bedroom suite is generously proportioned with en suite and dressing area, four further bedrooms, two with en suites.

On the second floor there is a versatile space ideal as a sitting room or studio with skylight windows. Access to the fifth bedroom.

There is an air source heat pump and water fed underfloor heating on the ground and first floor. Water softener. Sonos multi-room audio.



## Outside

Oakwood is set well back from the road and approached over a long private, brick driveway, through an electrically operated five bar gate. There is plenty of parking for numerous vehicles.

The detached double garage has a room above, ideal as a games room or office. The landscaped gardens are predominantly laid to lawn interspersed with established and young trees and shrubs.

There is a huge patio/terrace area and plenty of entertaining space plus a shed with mains power.

Programmable irrigation system.

There is an electric car charging point inside the garage.

## Location

The centre of Otford is within striking distance and offers a good range of amenities serving all the usual day to day needs.

Sevenoaks town centre is about 3.8 miles away and has a great range of shops, leisure and general amenities including Knole Park.

For the commuter, Otford station is 0.3 of a mile away and offers a service to London Bridge in about 29 minutes. Alternatively Sevenoaks station also offers a variety of services.

The motorist has easy access to a number of major road routes. The A21, M20 and M25 are very accessible.

There is a great choice of schools both the private and state sectors. Notable private schools in the area are St Michaels and Russell House prep schools.

Leisure activities in the area include golf at a number of interesting courses in the area, walking in surrounding countryside. Good pubs and restaurants are also not far away.



## Distances

- Otford Village 0.5 miles
- Sevenoaks 3.5 miles
- Central London 24.7 miles
- Gatwick Airport 26.7 miles

## Nearby Stations

- Otford 0.3 miles

## Key Locations

- Knole House and Park
- Sevenoaks Wildlife Reserve
- Ightham Mote
- Lullingstone Roman Villa
- Lullingstone Castle and World Garden
- Emmetts Garden
- Chartwell

## Nearby Schools

- Otford Primary School
- St Michaels Prep School
- Russell House School
- Radnor House
- The Granville
- Sevenoaks School
- Weald Grammar
- Trinity School





**Floorplans**  
 Total internal area 4,069 sq ft (378 sq m)  
 For identification purposes only.

**Directions**  
 TN14 5RN  
 what3words: ///colleague.going.young

**General**  
 Local Authority: Sevenoaks District Council

Services: All mains services including gas

Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

Council Tax: Band H

EPC Rating: C

The position & size of doors, windows, appliances and other features are approximate only.

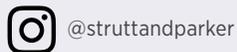
□ □ □ Denotes restricted head height

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