



KINGS ESTATES
PROFESSIONALS IN PROPERTY



21 Woodhill Park

Pembury, Tunbridge Wells, TN2 4NW

Rarely available and set within the highly regarded Woodhill Park, this attractive three-bedroom Gough Cooper semi-detached house enjoys a peaceful position on the outskirts of Pembury village. Lovingly maintained and updated by its longstanding owners, the property offers bright, welcoming accommodation and a generous 65ft garden adjoining woodland.

Tenure: Freehold

Council Tax Band: E

Energy Efficiency Rating: C

- Sought-After Woodhill Park Location
- Rarely Available Gough Cooper Design
- Generous 65ft Garden Backing Onto Woodland
- Three Bedrooms, Including Two Doubles
- Bright And Sociable Living Space
- Sitting Room Opening Into Dining Room
- Fitted Kitchen Open Plan to Dining Room
- Garage With Useful WC
- Driveway Parking
- Outskirts Of Pembury Village





Rarely available and set within the highly regarded Woodhill Park, this attractive three-bedroom Gough Cooper semi-detached house enjoys a peaceful position on the outskirts of Pembury village. Lovingly maintained and updated by its longstanding owners, the property offers bright, welcoming accommodation and a generous 65ft garden adjoining woodland.

An entrance porch opens into an inviting hallway, with stairs rising to the first floor and a useful understairs storage cupboard. To the front is a comfortable sitting room, filled with natural light and opening directly into the dining room beyond.

The dining room connects in turn with the fitted kitchen, creating a wonderfully sociable flow across the ground floor. This arrangement is equally suited to relaxed family life and entertaining, with each space feeling connected while retaining its own character and purpose.

Upstairs, the first-floor landing leads to three bedrooms, comprising two well-proportioned double rooms and a single bedroom that would also make an ideal nursery or home office. A family bathroom completes the first-floor accommodation, while gas central heating serves the home throughout.

Outside, the front garden is accompanied by a private driveway providing off-road parking and access to a garage. The garage also incorporates a practical WC easily accessible from the house and garden.

The fully enclosed rear garden is a particular highlight. Generous in size at 65ft in length and backing directly onto established woodland, it provides a wonderfully private and peaceful setting in which to relax, entertain or enjoy time as a family.

Homes of this style and setting are seldom offered for sale in Woodhill Park, making this a particularly appealing opportunity in one of Pembury's most sought-after residential locations.

Woodhill Park is a highly regarded residential setting on the outskirts of Pembury, combining a peaceful, leafy atmosphere with excellent access to village amenities, woodland and the wider Kent countryside.

Pembury offers a welcoming community and a useful range of everyday facilities, including a post office, newsagent, pharmacy, veterinary surgery, hairdressers, petrol station and Tesco Superstore. Notcutts Garden Centre, a farm shop and Tunbridge Wells Hospital are also close at hand. The village is home to a choice of traditional pubs serving food, together with Indian, Thai, Chinese and fish and chip takeaways.

For time outdoors, nearby Pembury Woods provides scenic walking routes through established woodland. Cyclists can enjoy routes such as the Tudor Cycle Trail and the trail between Tonbridge and Penshurst, while Bedgebury National Pinetum and Forest offers cycling, walking and family days out. Further leisure opportunities include golf at Nevill Golf Club, together with sailing, fishing and waterside walks at Bewl Water near Lamberhurst.

Knights Park leisure complex is within easy reach and includes a multiscreen cinema, bowling alley and Nuffield Health fitness club. Royal Tunbridge Wells, approximately three miles away, provides an extensive selection of high street and independent shops, restaurants, cafés and recreational facilities, centred around Royal Victoria Place, the High Street and the historic Pantiles.

The area is particularly well served by schools. Local options include Pembury School and nursery provision, with a broad selection of primary and secondary schools in Tunbridge Wells. The renowned grammar schools include The Skinners' School, Tunbridge Wells Girls' Grammar School, Tunbridge Wells Grammar School for Boys, The Judd School and Tonbridge Grammar School. Independent choices include Beechwood School, Kent College, Holmewood House, Rose Hill, The Mead, Somerhill, Tonbridge School and Sevenoaks School.

Mainline rail services are available from Tunbridge Wells, with journeys to London Charing Cross taking approximately 55 minutes, while Tonbridge offers services to London Bridge in around 35 to 40 minutes. The nearby A21 provides access to the M25 and wider motorway network, as well as routes towards Gatwick and Heathrow airports and the South Coast.

Pembury offers an appealing balance of village life, natural surroundings and modern convenience, making it an excellent base for families, commuters and anyone seeking a quieter setting within easy reach of Tunbridge Wells.

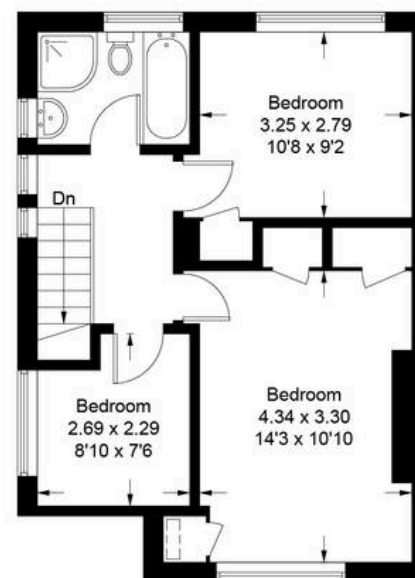


 = Reduced headroom below 1.5m / 5'0"

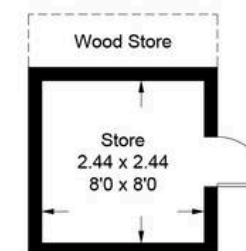
Approximate Gross Internal Area = 89.2 sq m / 960 sq ft
 Garage / Store = 22.1 sq m / 238 sq ft
 Total = 111.3 sq m / 1198 sq ft
 (Excluding Wood Store)



Ground Floor



First Floor



Outbuilding
 (Not Shown In Actual
 Location / Orientation)

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them. (ID1330040)

www.bagshawandhardy.com © 2026





Kings Estates

5 Mount Pleasant Road, Tunbridge Wells - TN1 1NT

01892 533367 • hello@kings-estates.co.uk • www.kings-estates.co.uk/



KINGS ESTATES
PROFESSIONALS IN PROPERTY