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IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and an illustration purpose which may not be to scale. If there are any important matters likely to affect your decision to buy please contact us before viewing the property.



Total area: approx. 87.2 sq. metres (939.1 sq. feet)

Plans are for layout purposes only and are not drawn to scale, with any doors, windows and other internal features merely intended as a guide. Plan produced using Planipr.



EPC Rating:  
**D**



Enjoying a good size plot with scope to further extend into the loft (stpp) is this recently renovated, extended three-bedroom detached bungalow. Set within a central village location with plenty of driveway parking, garage and en-suite.

This fantastic bungalow has been thoughtfully renovated and improved by the current owners and enjoys a wonderful rear garden which has also been recently landscaped. There is off road parking to the front and driveway to the side with electric gates and detached garage.

As you step inside, the porch offers a welcome space to

keep your coats and shoes, before stepping into the spacious hallway with wooden oak laminate flooring and internal oak doors chosen to compliment. Doors lead to all rooms and the hallway is flooded with natural light.

The large lounge/diner, has an extension to the rear which provides a great dining space, with an abundance of light from the patio doors and windows. This welcoming room offers added comfort with a dual-fuel burner.

The three double bedrooms, have large windows and offer light and space. bedroom one has built in wardrobes, with bedroom two enjoying the added benefit of an en-suite

- Three Bedroom Extended Detached Bungalow
- En-suite Shower Room
- Garage
- Off Road Parking
- Recently renovated

shower room.

The modern bathroom has a bath with shower over, pedestal wash hand basin and low level WC and wall tiling and oak flooring.

The Kitchen has a range of wall and base units with inset sink and drainer. Double electric oven and hob, with dishwasher and space for a Fridge/Freezer. The utility room is adjacent to the kitchen and accessed via the garden, this useful room houses the plumbing and space for a washing machine, space for tumble dryer and the boiler, along with offering additional storage space.

The detached garage has an up and over door with power and light. The rear garden which has been greatly improved by the current owners, has a substantial patio area, with raised decking area behind the garage. The garden is laid to lawn with flower and shrub borders. with access to the side for the oil tank.

**Tenure:** Freehold

**Local Authority:** Ashford Borough Council

