





EPC Rating:
D



Fantastic three-bedroom mid-terrace family home with study, situated in the heart of the popular village of Charing. With off-road parking, this good-sized accommodation is well presented throughout and has a lot to offer. Located within a short distance of the village high street, railway station and school and with No Onward Chain this property should be top of your viewing list!

To the front there is off-road parking and block paved path leading to the porch. The brick-built porch has double-glazed French doors to front and is a handy space

for storing your shoes when you return from your country walks. Step into the entrance hall where you have stairs to the first floor with under-stair storage and doors leading to the lounge and the kitchen.

In the good-sized Lounge/Diner, which has recently been decorated, you have dual-aspect windows which flood the room with lots of natural light and an open fireplace with grate. The kitchen has a range of wall and base units with integrated double oven and four-ring gas hob, space and plumbing for a washing machine. The stainless-steel sink with drainer is underneath the window overlooking the rear garden. The back door leads into the enclosed

- Three Bedroom Mid Terrace Property
- Separate Study
- No Onward Chain
- Off Road Parking
- Well Presented Throughout

garden.

Upstairs on the landing you have doors leading to all bedrooms, study and bathroom. Bedroom One is a generous size with double glazed window to front. Bedroom Two is also a good-sized double with double-glazed window to the front and over-stair storage cupboard. The study is a fantastic addition for those working from home with double-glazed window to rear. Bedroom Three is a very good size and has a window to rear. The bathroom comprises pedestal wash hand basin, low level WC, panelled bath with shower and obscured window to rear.

Outside the garden is a great size, not overlooked to the rear and mainly laid to lawn. There is gate side access, two brick built storage sheds and patio area that is perfect for summer entertaining.

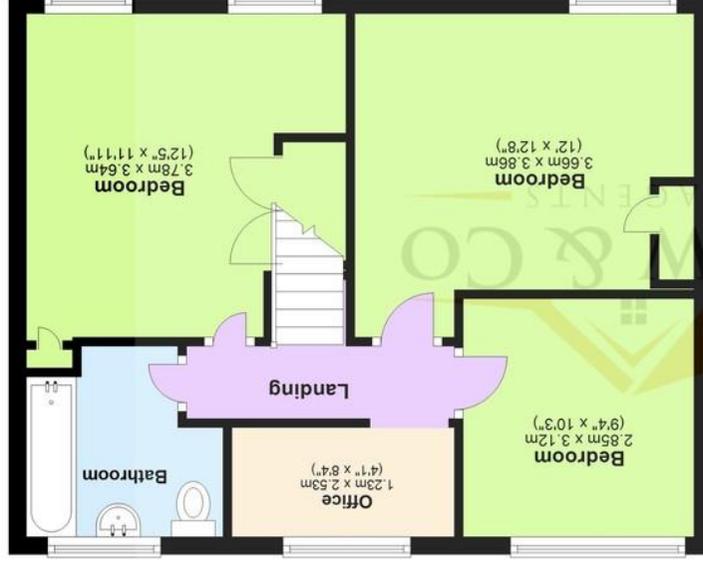
Tenure: Freehold

Local Authority: Ashford Borough Council

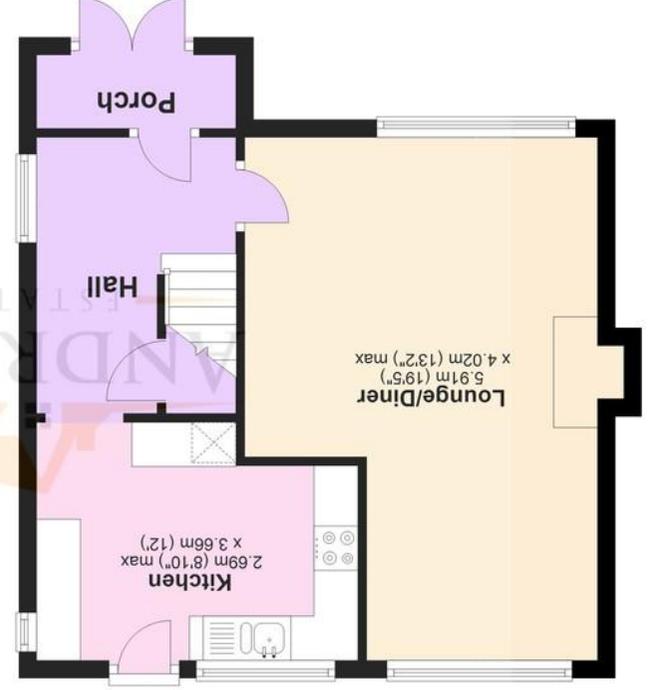




Total area: approx. 85.3 sq. metres (918.2 sq. feet)
 Plans are for layout purposes only and not drawn to scale, with any doors, windows and other internal features merely intended as a guide. Copyright WarnerGray.
 Plan produced using PlanUp.



Approx. 45.4 sq. metres (489.0 sq. feet)



Approx. 39.9 sq. metres (429.2 sq. feet)



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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.