



7 Chilmington Avenue, Chilmington Green
£385,000

7 Chilmington Avenue

Chilmington Green, Ashford

This beautifully presented three-bedroom townhouse is situated at the recently built Chilmington Gate development, on the outskirts of Ashford and enjoys spacious accommodation extending to around 1300 sqft.

Council Tax band: D

Tenure: Freehold

- Three bedroom townhouse
- Impressive master bedroom suite with en-suite bathroom
- Allocated parking to the rear for 2 cars
- Walking distance of Chilmington Green Primary School
- Remainder of 10 year Build-Zone warranty
- Within easy reach of Ashford



Entrance Hall

Composite door to the front, stairs to the first floor, radiator, laminate wood flooring.

WC

Window to the front, WC, wash basin, radiator, laminate wood flooring.

Kitchen

13' 3" x 6' 2" (4.05m x 1.89m)

Modern fitted kitchen comprising matching wall and base units with worksurfaces over, inset sink, built-in electric eye-level oven, 4-zone induction hob with extractor good above, dishwasher, washing machine and dishwasher. Window to the front, vinyl flooring.

Lounge/Dining Room

21' 0" x 14' 8" (6.39m x 4.47m)

Windows and doors to the rear opening to the garden, under-stairs cupboard, radiators, laminate wood flooring. Open to the kitchen.

First floor landing

Doors to each room, radiator, stairs to the second floor, carpet laid to the stairs and landing.

Bedroom 2

9' 3" x 14' 8" (2.83m x 4.47m)

Window to the front, radiator, fitted carpet.

Bedroom 3

8' 3" x 14' 8" (2.51m x 4.47m)

Window to the front, radiator, fitted carpet.

Bathroom

Comprising a four-piece suite, including a walk-in shower cubicle with thermostatic shower, bath with mixer taps, WC, wash basin, towel radiator, mostly tiled walls and tiled flooring.

Second floor

Door into bedroom, carpet fitted to the stairs and landing.

Bedroom 1

22' 0" x 11' 7" (6.71m x 3.53m)



GARDEN

An enclosed garden with patio adjacent to the rear of the house, lawn and pathway leading to the rear gate and garden shed. Outside power, lights and tap.

ALLOCATED PARKING

2 Parking Spaces

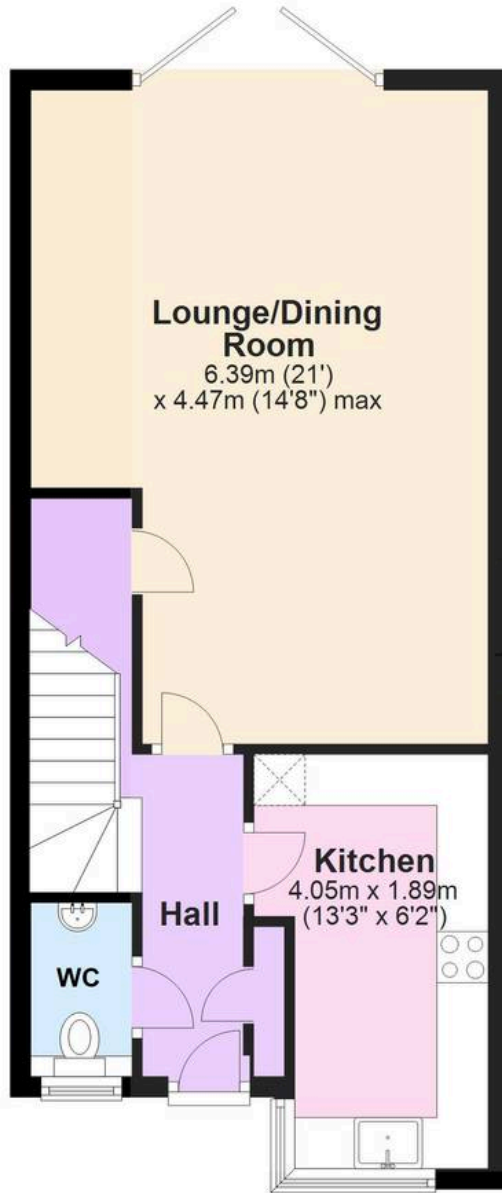
Allocated parking for two cars located to the rear of the garden, with further visitor parking available on the road to the front.





Ground Floor

Approx. 44.7 sq. metres (481.0 sq. feet)



First Floor

Approx. 38.1 sq. metres (409.9 sq. feet)



Second Floor

Approx. 37.8 sq. metres (407.4 sq. feet)



Total area: approx. 120.6 sq. metres (1298.3 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.
Plan produced using PlanUp.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and purchasers are advised to satisfy themselves as to the working order and condition, if a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances. All measurements are approximate.

Andrew & Co Estate Agents - Ashford

01233 632383

info@andrewandco.co.uk

