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4 Spitfire Close, Headcorn, Ashford, Kent. TN27 9GD.

£425,000

Property Summary

"I loved the position and amazing standard of this home, there is nothing to do". - Sam Newman, Senior Sales Executive.

Welcoming to the market is this beautifully presented three bedroom detached house built by Persimmon Homes. This original 'Hatfield' design was built approximately five years ago and is found on The Saxon Chase Development in Headcorn, towards the end of a close with no through road.

The property still has the remainder of the NHBC warranty.

To the ground floor you enter into a spacious hallway, to the left you find comfortable lounge. To the rear is a large kitchen/diner overlooking the garden. The ground floor concludes with a useful utility space and separate cloakroom.

To the first floor there are three good sized bedrooms, the master bedroom boasts an ensuite. There is a family bathroom and the owners have converted the landing cupboard into a work station.

Externally, to the left hand side you find the car port and driveway suitable for multiple vehicles, along with a EV 7.5kw charge point. The side pedestrian gates gains access to the rear garden, which is split over two levels with a balanced mix of lawned and patio areas. The shed is to remain.

Well positioned, the village centre is only a short walk away. Headcorn is a popular village and has an excellent range of shops and amenities, including a popular primary school. The railway station has access to four London Stations with London Bridge only being 55 minutes away. The Sutton Valence Preparatory School is only a short drive away.

Please arrange a viewing today to fully appreciate all this home has to offer.

Features

- Three Bedroom Detached House
- Electric Vehicle Charging Point
- Immaculate Throughout
- Driveway & Carport
- EPC Rating: B
- 'Hatfield' Design Persimmon Home
- Master Bedroom With Ensuite
- Remainder Of NHBC Warranty
- Utility & Cloakroom
- Council Tax Band E

Ground Floor

Front Door To

Hallway

Two double glazed obscured windows to side. Radiator. Consumer unit. Amtico flooring. Thermostat. Cupboard understairs.

Lounge

13' 0" x 12' 3" (3.96m x 3.73m) Double glazed window to front with shutters. Radiator. TV point. Internet point. Amitco flooring.

Kitchen/Diner

18' 1" x 9' 5" (5.51m x 2.87m) Double glazed window to rear. Double glazed patio doors to rear. Radiator. Modern range of base and wall units. Gas hob. Electric oven. Extractor with light. One and a half stainless steel sink. Space for fridge/freezer. Space for dishwasher. Localised tiling. Amtico flooring.

Utility Room

Double glazed door to driveway. Radiator. Ideal boiler. Worktop with space under for washing machine and tumble dryer. Localised tiling. Amtico flooring.

Cloakroom

Low level WC. Pedestal sink with tiled splash back. Radiator. Extractor. Amtico flooring.

First Floor

Landing

Fitted carpet. Cupboard (turned into a mini office). Loft hatch with ladder.

Bedroom One

13' 0" x 10' 10" (3.96m x 3.30m) Double glazed window to front. Radiator. Thermostat. Fitted carpet.

Ensuite

Double glazed obscured window to front. Radiator. Low level WC, pedestal sink, shower cubicle, vinyl flooring. Extractor. Localised tiling.

Bedroom Two

9' 7" x 9' 6" (2.92m x 2.90m) Double glazed window to rear. Radiator. Fitted carpet.

Bedroom Three

9' 6" x 8' 3" (2.90m x 2.51m) Double glazed window to rear. Radiator. Fitted carpet.

Bathroom

Double glazed window to side. Radiator. Modern suite comprising of low level WC, pedestal sink, panelled bath. Localised tiling. Extractor. Vinyl flooring.

Exterior

Front Garden

Path to front door. Decorative bark and planting. Light.

Driveway

Driveway for two vehicles plus extra space in carport. EV charging point 7.5kwh smart charger. Outdoor socket. Pedestrian gate to

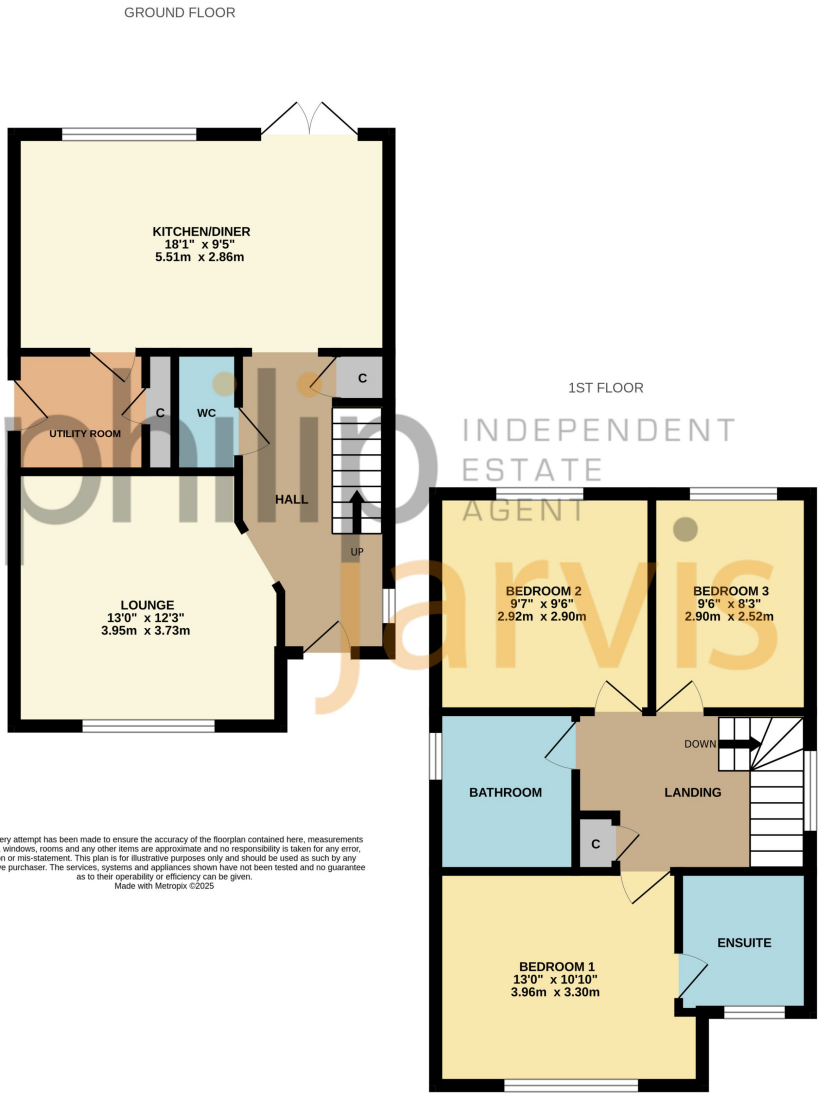
Rear Garden

Landscaped to include patio area, two lawned areas and decorative borders. Shed to remain. Cold and hot water tap. Outdoor socket.

Agent Note

There is a service charge of approximately £480 per annum.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		94
(81-91) B	83	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

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