



GREGORY
GB
FOR SALE

heart
let by





8 Blackthorne Court, Staines Road West, Ashford, Surrey TW15 1PZ
£225,000 - Not Applicable



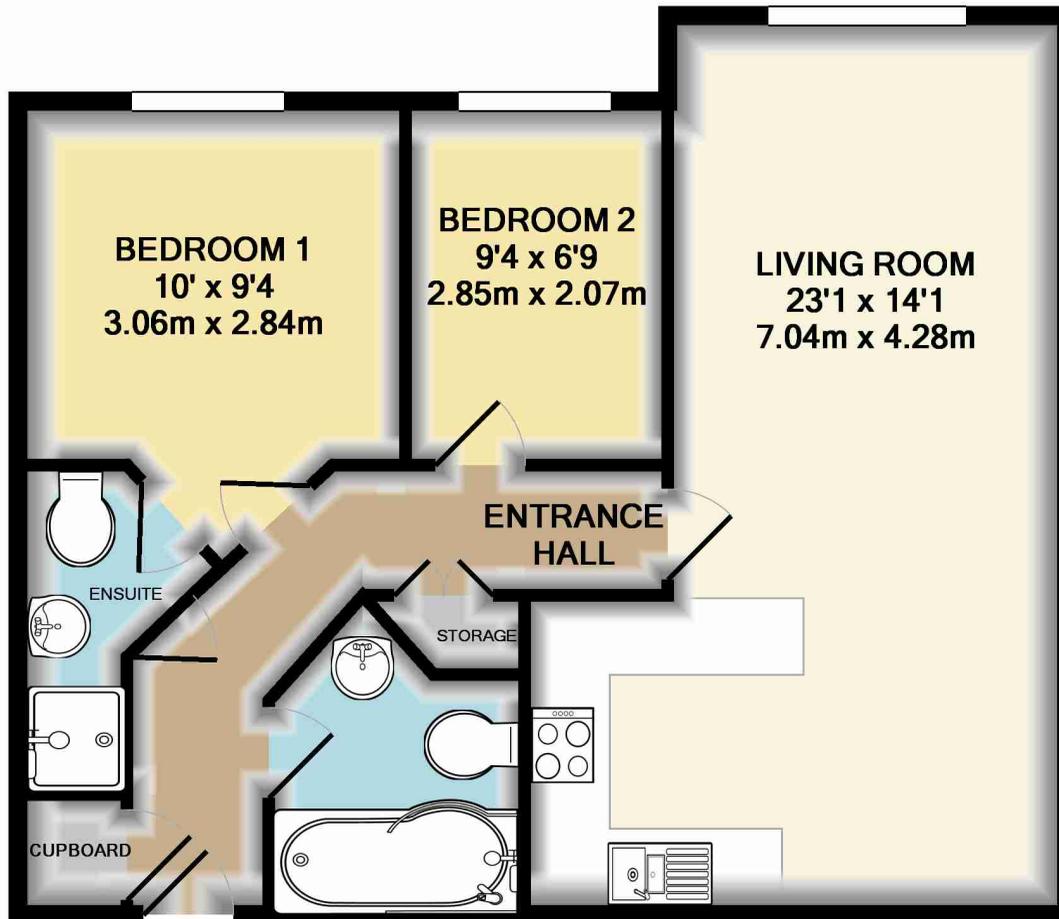
PROPERTY DESCRIPTION

A purpose-built first floor apartment, constructed in 2005 and offered to the market at an attractive price with no onward chain. The property is conveniently located within easy reach of local shops and transport links, including Sunbury, Ashford and Upper Halliford train stations. The accommodation comprises an entrance hall, a spacious lounge/diner open plan to a fitted kitchen, two bedrooms, including one with an en-suite shower room, and a separate family bathroom. Further benefits include gas central heating, double glazing, and an allocated parking space. An ideal opportunity for first time buyers or investors seeking a well located property with strong value.

POINTS OF INTEREST

- Modern two-bed, two-bath apartment
- Open-plan lounge and kitchen
- Main bedroom with en-suite
- Contemporary bathroom
- Allocated parking
- Gas heating and double glazing





TOTAL APPROX. FLOOR AREA 54.9 SQ.M. (590 SQ.FT.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B	81	82
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC	