

Laing Bennett

Residential sales

26 Greenfields, Sellindge, Ashford, Kent, TN25 6HN

Guide Price £270,000

EPC RATING: D

Great
Family
Home

A great opportunity to purchase a three bedroom home in a popular village location. Accommodation comprises - **GROUND FLOOR:** Entrance porch, hallway, cloakroom/WC kitchen/dining room, spacious living room with glazed sliding patio doors leading to the garden. **FIRST FLOOR:** Landing, three bedrooms and shower room/WC. **OUTSIDE:** To the rear the garden is laid to artificial grass with large sun terrace and well stocked border beds. Garage en bloc. **NO CHAIN. EPC Rating: D**



Situation

This property is situated on a popular cul-de-sac 'Greenfields' in the village of Sellindge which has good access to Ashford, Folkestone and the Kent coast. The village offers amenities including; convenience store with Post Office, primary school and day care nursery, public house and bus service into Ashford and Folkestone which offers the high speed train service London. The nearby coastal town of Hythe offers a variety of bespoke high street shops, restaurants and supermarkets. Good access to M20 and Channel Tunnel.

Ground floor

Entrance porch

Entrance hall

Cloakroom/WC

Kitchen/dining room

15' 5" x 10' 8" (4.70m x 3.25m)

Living room

17' 9" x 10' 8" (5.41m x 3.25m)

First floor

Landing



Bedroom one

14' 1" x 11' 7" (4.29m x 3.53m)

Bedroom two

12' 4" x 11' 7" (3.76m x 3.53m)

Bedroom three

9' 11" x 8' 10" (3.02m x 2.69m)

Family shower room/WC

Outside

Garden

Attractive rear laid to artificial grass with large sun terrace and well stocked border beds.

Garage

15' 9" x 8' 0" (4.80m x 2.44m) Garage en bloc and on street parking

Heating

Electric

Council Tax Band

Folkestone And Hythe District Council (Band B)



Approximate Gross Internal Area (Including Low Ceiling) = 97 sq m / 1044 sq ft
Garage = 16 sq m / 168 sq ft

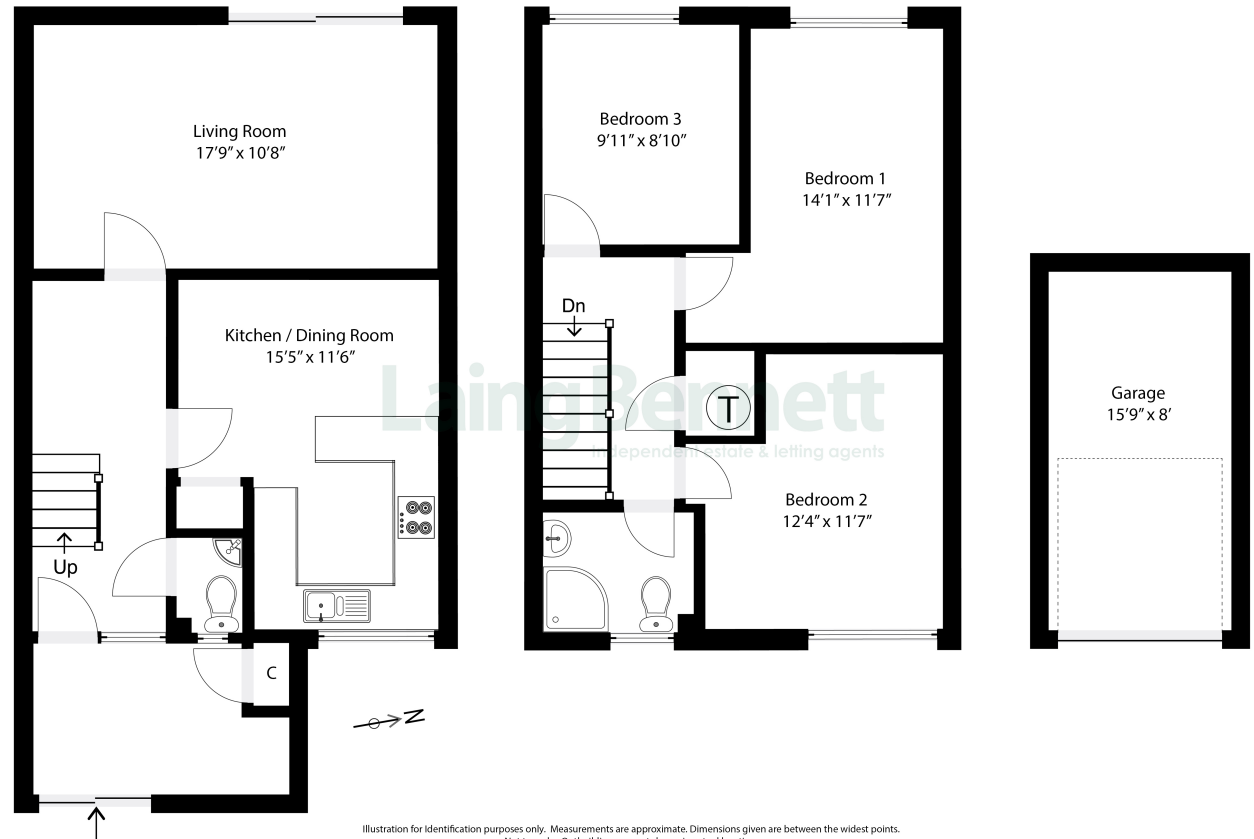
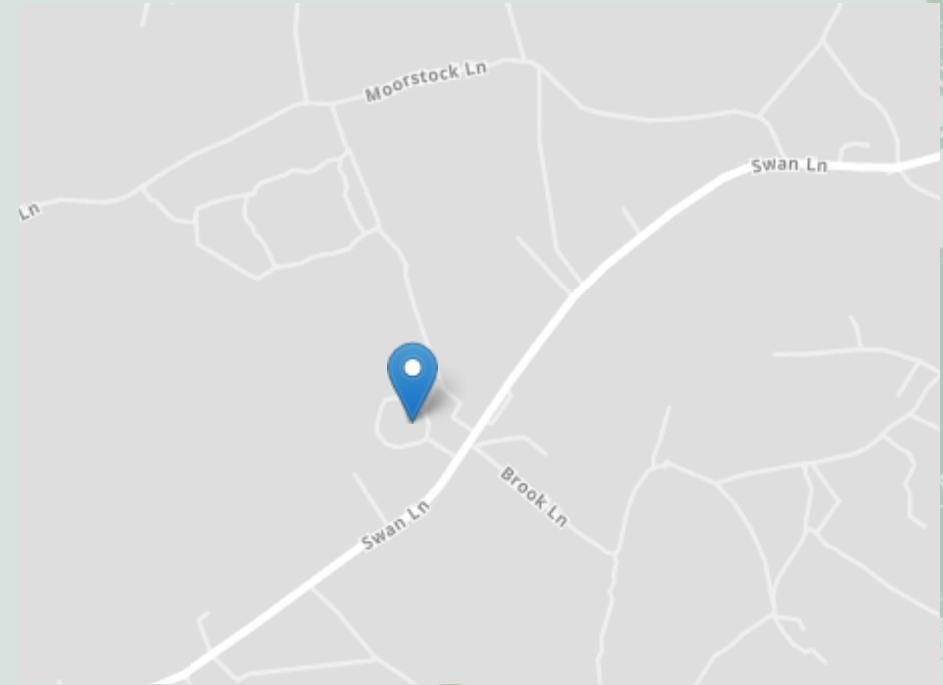


Illustration for identification purposes only. Measurements are approximate. Dimensions given are between the widest points. Not to scale. Outbuildings are not shown in actual location.



Need to Book a Viewing?

If you would like to view this property please contact our Lyminge branch on 01303 863393 or lyminge@laingbennett.co.uk

Directions

For directions to this property please contact us

Lyminge

01303 863393

lyminge@laingbennett.co.uk

The Estate Office | 8 Station Road | Lyminge | Folkestone | CT18 8HP

www.laingbennett.co.uk



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