



ESTATE AGENTS

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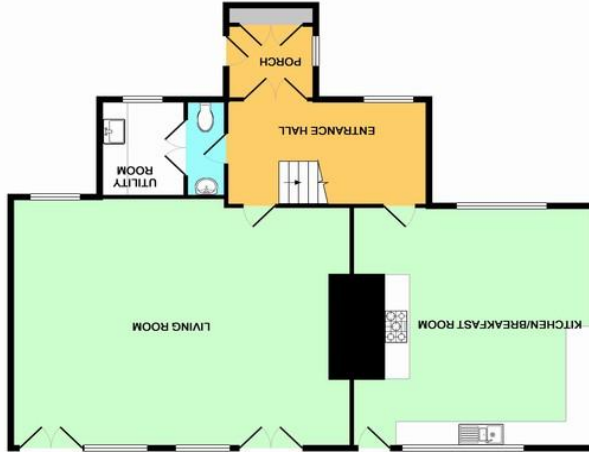
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IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be 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.

Other views, although they have been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, built-in furniture and appliances are not guaranteed and should be taken as a guide. 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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Honeywood, Pett Lane
Ashford, TN27 0DS
Offers In Excess Of £595,000



If you are looking for character, charm and a touch of history then this beautiful cottage should be viewed.

Originally built in the 1800's by the Sayer family, the property adjoins the prestigious Pett Place and is surrounded by open fields and numerous walk ways for both pedestrians and horse lovers alike.

The property is accessed via a shared driveway with the adjoining neighbour but is set back from the lane which offers ample privacy. Internally the rooms are spacious with good ceiling height and

there is no shortage of original features, with a beautiful Inglenook fireplace in the lounge, latch doors and exposed beams throughout the cottage.

The accommodation is arranged over two floors with the lounge, kitchen/breakfast room and utility room on the ground floor, with the three bedrooms, two en-suites and the family bathroom on the first floor. Outside the rear garden is enclosed and enjoys the sun for most of the day, with a garden area to the front with space for off road parking, garage and store rooms.

- Beautiful Grade I Listed Cottage
- Three Bedrooms
- Large Lounge With Open Fire Place
- Kitchen/Breakfast Room

The property is just a short distance from the village centre and is surrounded by beautiful countryside in an area of Outstanding Natural Beauty.

ENTRANCE PORCH Window to side, storage cupboard and internal door to hallway.

ENTRANCE HALL Staircase to first floor with tall ceiling and exposed beams, window to front and window to front, radiator and carpet.

LOUNGE 24' 11" x 18' 8" (7.59m x 5.69m) Two double doors and windows to rear, window to front, one feature wall with exposed brick and inglenook fire with Bressumer beam over and inset log burner, TV & telephone points, exposed ceiling beams, carpet.

KITCHEN/BREAKFAST ROOM 18' 7" x 17' 9" (5.66m x 5.41m) Range of units comprising cupboards and drawers beneath work surfaces, matching wall units, fitted range oven with extractor hood over, space for dishwasher and USA style fridge/freezer, sink and drainer unit, tiled flooring, windows to front and

