



# MARTINS ESTATES

SALES AND LETTINGS

69 High Street  
Ashford  
Kent  
TN24 8SF

Tel: 01233 610 444



## 1 Laurence Hamilton Lane, Ashford, TN23 3FH

**£1,750 PCM**

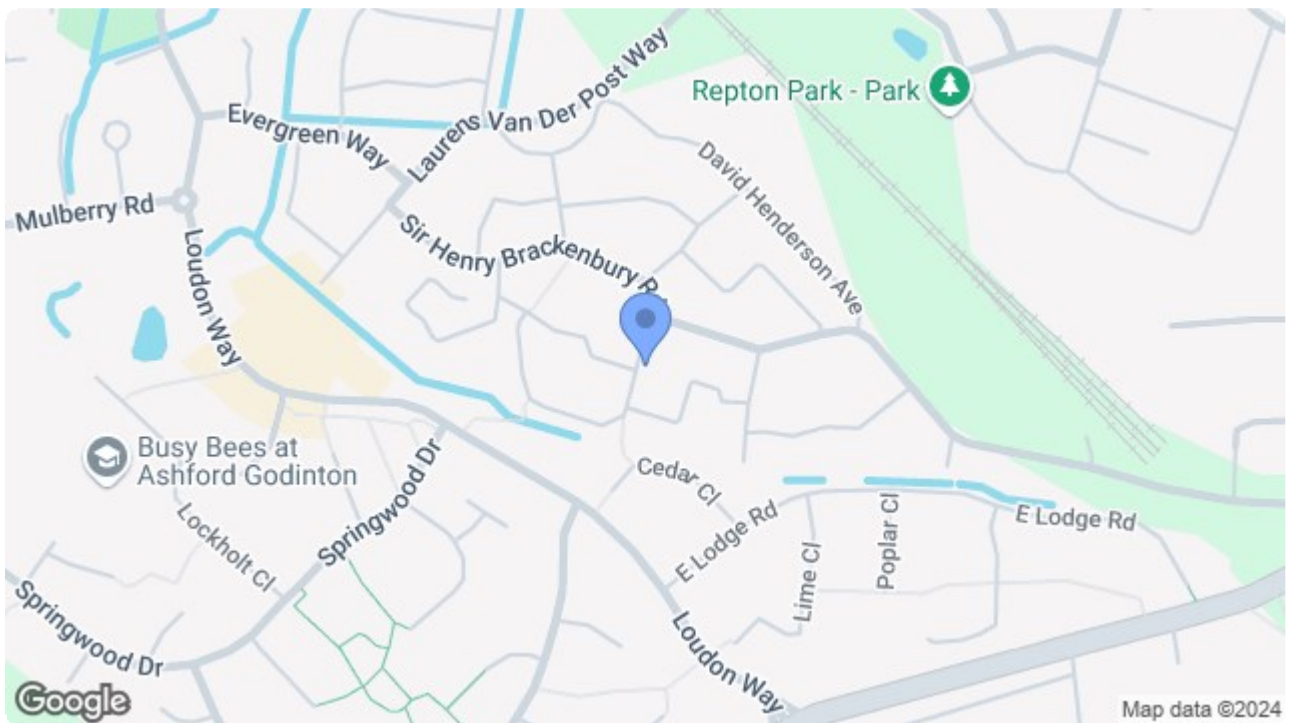
Welcome to 1 Laurence Hamilton Lane, a stunning semi-detached house located in the prestigious Repton Park area of Ashford, Kent. This property boasts a spacious layout with 1 reception room, 4 bedrooms, and 3 bathrooms, providing ample space for comfortable living.

The house features two ensuite bathrooms, perfect for added privacy and convenience, along with a family bathroom for shared use. Additionally, the ground floor cloakroom adds to the practicality of the home, ensuring that guests are catered for.

Parking is made easy with space for 1 vehicle, making trips to the nearby Waitrose supermarket a breeze. The convenience of having essential amenities close by adds to the appeal of this property, offering a perfect blend of comfort and accessibility.

Don't miss the opportunity to make this beautiful house in Repton Park your new home. Book a viewing today and experience the charm and convenience this property has to offer.

1 Laurence Hamilton Lane, Ashford, TN23 3FH



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

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

69 HIGH STREET, ASHFORD, KENT TN24 8SF

Tel: 01233 610444 [www.martinsstates.co.uk](http://www.martinsstates.co.uk) email: [sales@martinsstates.co.uk](mailto:sales@martinsstates.co.uk)



Martins Estates Property Management Ltd  
Registered in England and Wales No. 10031401  
Registered office: 69 High Street, Ashford, Kent, TN24 8SF  
Martins Wilkins T/A Martins Estates Sales and Lettings