

Floor plan produced in accordance with RICS Property Measurement Standards (IPMS2 Residential). © ndhcom 2024.
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Oak Farm Gardens, Headcorn, Ashford, TN27
Approximate Area = 968 sq ft / 89.9 sq m (excludes garage)
For identification only - Not to scale



1 Oak Farm Gardens, Ashford, TN27 9TZ

£375,000
EPC RATING:





Located on the corner of this popular road is this detached family home. In need of complete refurbishment throughout, the property offers further potential, subject to planning permission, with two reception rooms, conservatory and kitchen to the ground floor and upstairs, three bedrooms and bathroom with separate WC.

Outside, the property offers a small front garden and to the rear, mature "L" shaped gardens to the side and rear, approximately 50' x 51'. The property also benefits from a detached single garage with car port beside, hidden away behind fencing, accessed from Oak Lane.

Located in a quiet residential road, the property is on the corner of Oak Lane & Oak Farm Gardens, within close walking distance of the centre of the village, with its range of independent shops, cafes and popular pubs as well as Sainsbury's Local and Costa Coffee. With a well regarded Primary School a short stroll away opposite Days Green and the playground, the village also offers a modern doctors surgery & medical centre and for the commuter, mainline train services with regular services into London.

MATERIAL INFORMATION

Freehold
Council Tax Band E
EPC Report



• Detached Three Bedroom Home • In Need of Complete Refurbishment Throughout • Two Reception Rooms plus Conservatory Addition • Three Bedrooms • Bathroom with Separate WC • Corner Plot with "L" Shaped Gardens • Detached Garage • Central Village Location • Offered Chain Free

Agents Note: All dimensions are approximate and quoted for guidance only. Reference to appliances, fixtures, fittings and services does not imply that they are necessarily in good condition, fit the purpose or are in working order. Interested parties are advised to obtain verification from their Solicitors as to the Freehold/Leasehold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.

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