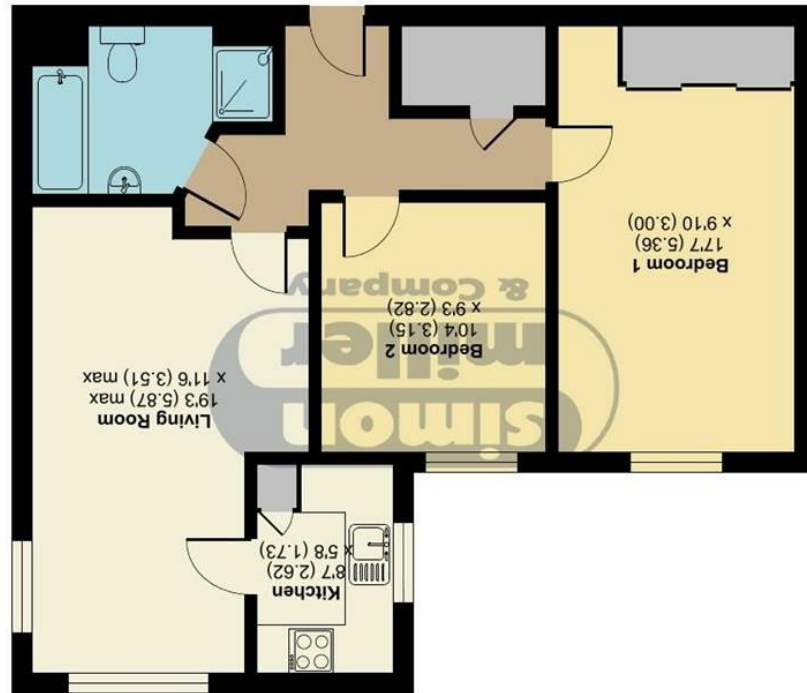


FIRST FLOOR



Approximate Area = 697 sq ft / 64.8 sq m
For identification only - Not to scale

Culpeper Court, North Street, Headcorn, Ashford, TN27

11 Culpeper Court North Street, Ashford, TN27 9NN

Price Guide £250,000
EPC RATING: C





GUIDE PRICE £250,000 - £260,000

Presented in good condition, this first floor two bedroom retirement apartment, built by McCarthy & Stone, is located almost in the heart of the village. With views over Days Green to the rear, the property offers a spacious lounge, fitted kitchen, under floor heating throughout, a four piece bathroom suite and is offered chain free.

The property benefits from an on site house manager, lift and offers residents security and peace of mind, and an emergency call system, if required, whilst still offering independent living.

There is a wonderful community feel with a communal lounge with kitchenette area offering a focal point for the many social activities available and landscaped grounds surrounding the development. There is a guest apartment available via prior arrangement through the house manager for those needing accommodation for friends or family.

Located only a short level stroll to the heart of this thriving village, there are a mix of traditional shops, tea rooms and cafes as well as a Sainsbury's Local, Post Office, Costa Coffee and doctor's surgery with chemist all within walking distance. There are also good bus links to the larger towns of Tenterden & Maidstone and a mainline train station with regular services to London's Charing Cross.

MATERIAL INFORMATION

Freehold
Council Tax Band D
EPC Report C



• GUIDE PRICE £250,000 - £260,000 • First Floor Retirement Apartment • Lift to All Floors • Four Piece Bathroom Suite • Two Bedrooms • Fitted Kitchen • Central Village Location • Beautiful Communal Gardens • House Manager • 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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