



Price

£1,150,000

Freehold

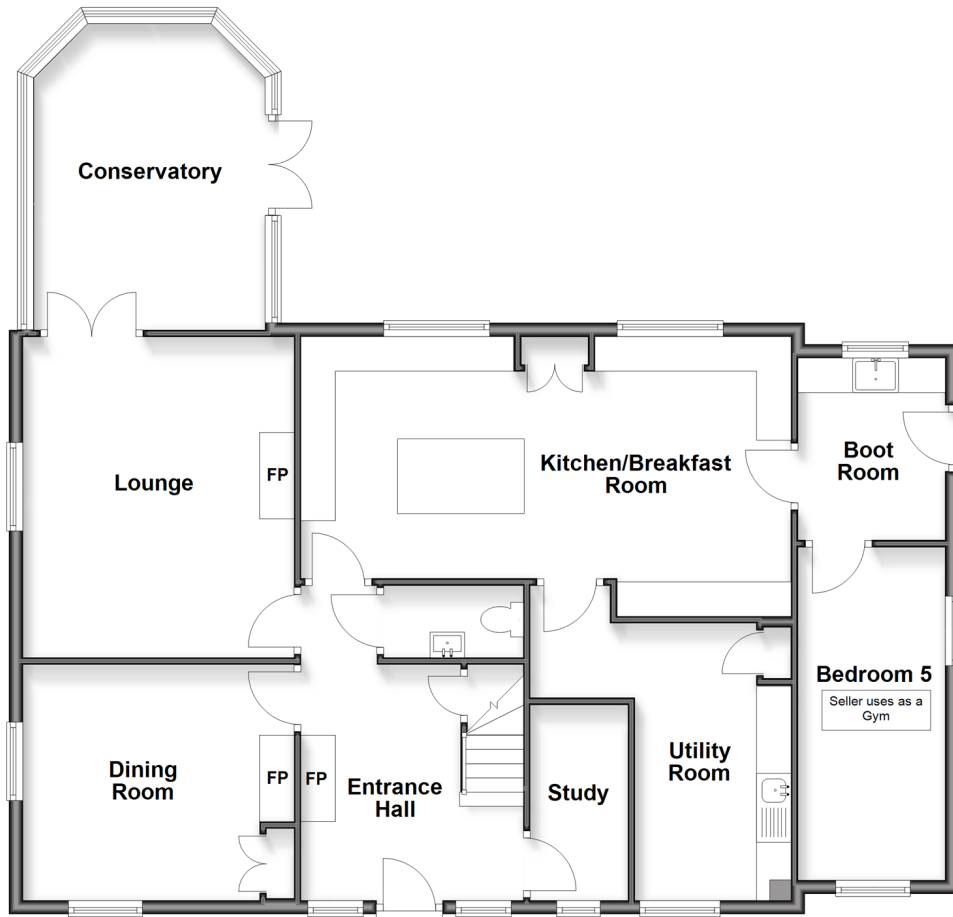
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**Shadoxhurst Road,
Woodchurch, Ashford,
Kent, TN26**

Wards
Helping you move forwards

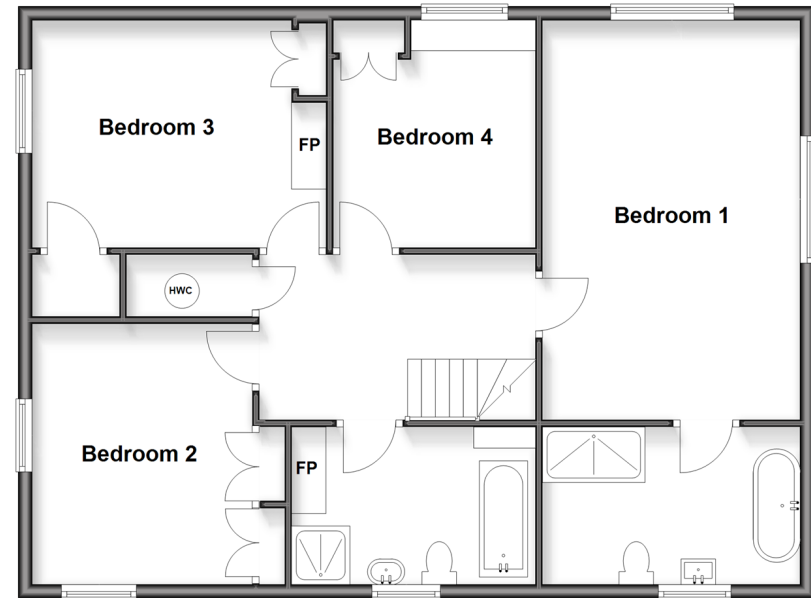
Ground Floor

Approx. 122.3 sq. metres (1316.9 sq. feet)



First Floor

Approx. 90.9 sq. metres (978.0 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall

Study: 9'5 x 4'8 (2.87m x 1.42m)

Cloakroom

Dining Room: 13'5 x 12'0 (4.09m x 3.66m)

Lounge: 15'4 x 13'4 (4.68m x 4.07m)

Conservatory: 14'6 x 10'10 (4.42m x 3.30m)

Kitchen/Breakfast Room: 23'7 x 14'0 (7.19m x 4.27m)

Utility Room: 12'10 x 6'8 (3.91m x 2.03m)

Boot Room: 9'4 x 7'4 (2.85m x 2.24m)

Bedroom 5/Gym

FIRST FLOOR

Landing

Bedroom 1: 19'1 x 12'1 (5.82m x 3.69m)

En-Suite Bath & Shower Room: 12'2 x 8'2 (3.71m x 2.49m)

Bathroom: 11'4 x 7'10 (3.46m x 2.39m)

Bedroom 2: 14'1 x 12'3 (4.30m x 3.74m)

Bedroom 3: 12'3 x 11'3 (3.74m x 3.43m)

Bedroom 4: 12'3 x 10'6 (3.74m x 3.20m)

OUTSIDE

Land 2.5 acres

3 Stables planning permission

Double Garage: 17'9 x 17'4 (5.41m x 5.29m)

Driveway



Main features

- Stunning 4 bedroom detached period home
- Large 2 story side extension
- Versatile layout to suit multiple generations
- Stables with planning permission to convert into a holiday let (PA/2024/1795)
- Total plot size 2.52 acres
- Outstanding panoramic views in a highly sought after rural location



Nearest Schools

Primary Schools: Woodchurch Primary 1.3 miles, Bethersden Primary 2.6 miles, High Halden Primary 3.2 miles, Secondary & Further Education Schools: John Wallis Academy, Ashford 3.6 miles, The Wyvern School (Buxford) 4.1 miles, Homewood School and Sixth Form



Transport Information

Train Stations: Ham Street 3.4 miles, Appledore 4.5 miles, Pluckley 4.5 miles



Address

Shadoxhurst Road, Woodchurch, Ashford, Kent, TN26



Directions

For directions to this property please contact us.



Call Tenterden Branch 01580 766002 ■ wardsofkent.co.uk



■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details ■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



14008178/20250724/RM/AQ