# Connells

## for sale

# £500,000



### Molloy Road Shadoxhurst Ashford TN26 1HR

Five Bedroom Chalet Bungalow - Garage and Driveway for Ample Vehicles - Large Garden with Games Room & Hot Tub – Versatile Accommodation - Master Suite with Juliette balcony and Dressing Room -Lounge with Log Burner - Well Presented Throughout







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#### **Entrance Porch**

#### Entrance Hall

**Kitchen** 16' 5" x 7' 8" ( 5.00m x 2.34m )

Lounge 9' 9" x 16' (2.97m x 4.88m)

**Dining Room** 11' 2" x 10' 9" ( 3.40m x 3.28m ) Bedroom Two 12' 6" x 11' 3" ( 3.81m x 3.43m )

Bedroom Four 12' 8" x 8' 10" ( 3.86m x 2.69m )

**Shower Room** 







#### **First Floor**

#### Landing

Bedroom 1 14' 6" x 16' 2" ( 4.42m x 4.93m )

**Juliette Balcony** 

**Dressing Room** 10' 6" x 6' ( 3.20m x 1.83m )

#### Bathroom

Bedroom Three 10' 10" x 11' 4" ( 3.30m x 3.45m )

Bedroom Five 6' 8" x 11' (2.03m x 3.35m)

#### Outside

**Rear Garden** 

**Office/Games Room** 13' x 20' 4" ( 3.96m x 6.20m )

Garage 16' 7" x 12' 9" ( 5.05m x 3.89m )

Driveway





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Unit 3 Moatfield Meadow Kingsnorth ASHFORD TN23 3LU

Property Ref: PFM404659 - 0002

Tenure: Freehold

**EPC** Rating: D

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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