



12 Gladstone Road, Willesborough
£285,000

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Willesborough, Ashford

A charming Victorian terraced home with attractive exterior, two reception rooms, a modern kitchen with built-in appliances and a 100ft East-facing rear garden. Conveniently located near local convenience & the Ashford International Station, making this an excellent choice for commuters. Council Tax band: B

Tenure: Freehold

- Three Bedroom Victorian Terrace Home
- Ideal First Time Purchase or Investment
- Well presented throughout
- Two reception rooms
- Modern Kitchen with some build-in appliances
- East facing rear garden measuring approx 100ft
- Walking distance to local convenience store
- Walking distance of Ashford International Station & Designer Outlet



Entrance Hall

uPVC door to the front. Panel radiator. Laminate flooring laid.

Lounge

7' 7" x 10' 11" (2.30m x 3.32m)

Double glazed bay window to the front, feature fireplace, panel radiator, recess cupboard housing the fuse box and meters, laminate flooring laid.

Dining Room

7' 7" x 12' 0" (2.30m x 3.67m)

Double glazed window to the rear, panel radiator, recess storage cupboard, door into kitchen, under-stairs cupboard, laminate floor laid.

Kitchen

Window to the side, doorway to rear lobby. Fitted kitchen comprising matching wall and base units with work surfaces over, inset stainless steel sink with drainer, built-in electric over, 4-burner gas hob with extractor hood above and fridge/freezer. Plumbing and space for dishwasher and washing machine. Tiling to the splash back and floor.

Hall

uPVC door to the garden, door into bathroom, tiling to the floor.

Bathroom

Comprising a large walk-in shower, close-coupled WC and wash hand basin. Tiling to the walls and floor. Contemporary radiator. Windows to the side and rear.

First Floor Landing

Doors to each of the bedrooms, carpet laid to the stairs and landing.

Bedroom 1

10' 11" x 12' 9" (3.32m x 3.88m)

Two double glazed windows to the front, built in storage cupboard with loft access, panel radiator, carpet laid to the floor.



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10' 11" x 12' 9" (3.32m x 3.88m)

Two double glazed windows to the front, built in storage cupboard with loft access, panel radiator, carpet laid to the floor.

Bedroom 2

7' 5" x 12' 0" (2.26m x 3.67m)

Double glazed window to the rear, built-in storage cupboard, panel radiator, carpet laid to the floor.

Bedroom 3

7' 8" x 9' 0" (2.33m x 2.74m)

Double glazed window to the rear, panel radiator, carpet laid to the floor.



Ground Floor

Approx. 35.6 sq. metres (383.5 sq. feet)



First Floor

Approx. 34.1 sq. metres (367.6 sq. feet)



Total area: approx. 69.8 sq. metres (751.1 sq. feet)

Plans are for layout purposes only and not drawn to scale, with any doors, windows and other internal features merely intended as a guide.
Plan produced using PlanUp.