for sale

£265,000



Guernsey Way Kennington Ashford TN24 9LW

"A WELL-PRESENTED TWO BEDROOM HOUSE POSITIONED IN THE POPULAR AREA OF KENNINGTON"

The main home comprises of a modern kitchen, lounge, ground floor W.C, two generous bedrooms and bathroom







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Lounge 2' 7" x 6' 1" (0.79m x 1.85m)

Kitchen

 $6^{\circ} \times 10^{\circ} \, 6^{\circ} \, (\, 1.83 m \times 3.20 m \,)$

Cloakroom

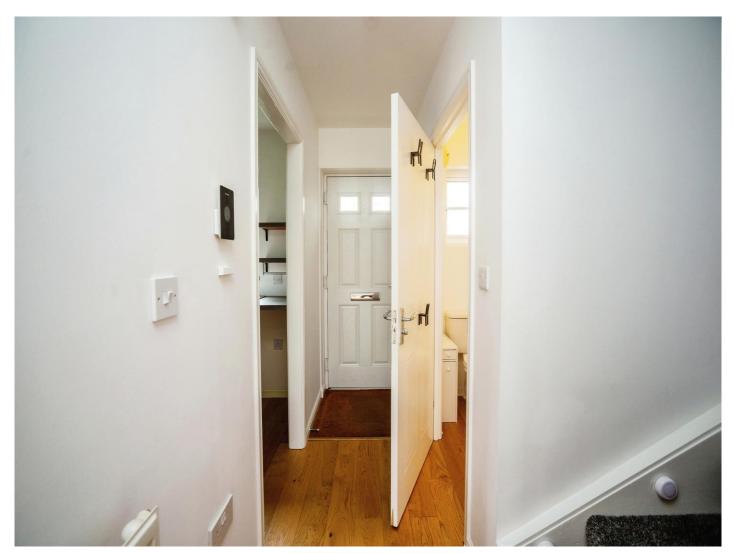
2' 7" x 6' 1" (0.79m x 1.85m) **Bedroom 1**

9' x 12' 6" (2.74m x 3.81m) **Bedroom 2**

8' 6" x 12' 7" (2.59m x 3.84m)

Bathroom

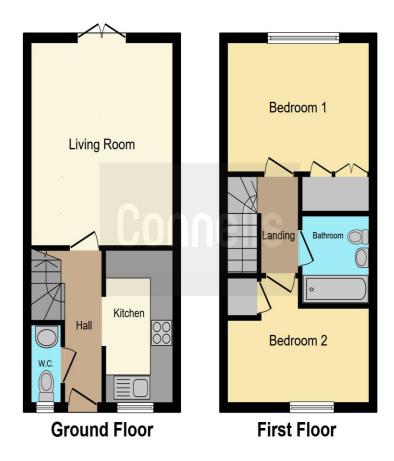
5' 5" x 6' 4" (1.65m x 1.93m)











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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Property Ref: ASH407520 - 0005

Tenure: Freehold EPC Rating: C

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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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