



Stone Green

Stone, Tenterden, Kent, TN30 7JS



DESCRIPTION

A 3 bedroom end of terrace house well situated in the pretty village of Stone. The accommodation includes an entrance hall, sitting room, separate dining room, kitchen, cloakroom and a bathroom. This property benefits from a rear garden, double glazing and central heating. No forward chain.

LOCATION

Stone benefits from some amenities including a public house, parish church and village green. The nearby villages of Appledore and Wittersham are but a short drive away and offer some good further facilities. The towns of Tenterden, Rye and Ashford are also within easy reach and offer further education, recreational and shopping facilities.

Guide Price: £340,000

Services: Mains electricity, water and drainage. Oil fired Central Heating. LPG bottled gas for hob.

Council Tax: Band D

Tenure: Freehold

Flood Risk: Surface Water – Low, Rivers & Sea – Very Low (Source Gov.uk)

Broadband: Superfast 60mps, Ultrafast 1800 mps (Source OFCOM)

Mobile Phone Signal: Yes

Ref: R1664





Entrance Hall

Radiator. Stairs to first floor. Under stair cupboard.

Dining Room

Attractive fireplace. Radiator.

Sitting Room

2 Radiators.

Kitchen

Range of floor and wall mounted kitchen storage units with ample work surface and tiled splash back. White ceramic sink with mixer tap. Integrated electric oven. 5 burner gas hob. Space for a fridge and freezer and a washing machine. Ceiling spotlights. Shelved recess. Radiator.

Rear Entrance Hall

Space and plumbing for a washing machine.

Cloakroom

Pedestal wash hand basin, low level close coupled wc. Radiator.

Stairs to First Floor Landing

Airing cupboard with linen shelves and a radiator.

Bedroom

Radiator. Door to over stair wardrobe cupboard with rail and shelf.

Bedroom

Radiator. Built in wardrobe cupboard with rail and shelf.

Bathroom

White suite comprising low level close coupled wc, bath with mixer tap and shower over, wash hand basin with vanity cupboard below and mirror with light over. Extractor fan. Towel heater.

Bedroom

Radiator. Integral cupboard.

Shed

Adjoining the house and accessed from the garden this brick built shed houses an oil fired boiler and also provides a useful storage space for garden tools.

Outside

There is a fully enclosed rear garden with lawn, trees and bark borders. Gated pedestrian access to the side. Outside light and tap.

Agents Notes

Prospective purchasers are advised to conduct their own investigations through their own solicitors and surveyors. These details should be considered only as an indication to assist when deciding whether to view or not. Equipment and the electrical circuits have not been tested nor has any heating, plumbing or drainage system. Purchasers should check that the land offered is the 'whole or a part of' the parcel indicated in the land registry plan. Prospective purchasers are advised to check the boundaries as indicated against the established boundaries on the ground and any land registry documents before proceeding.

Fixtures listed in these details may be available as part of the sale. Purchasers are advised to check the fixtures list as provided at the time of sale by the solicitor.

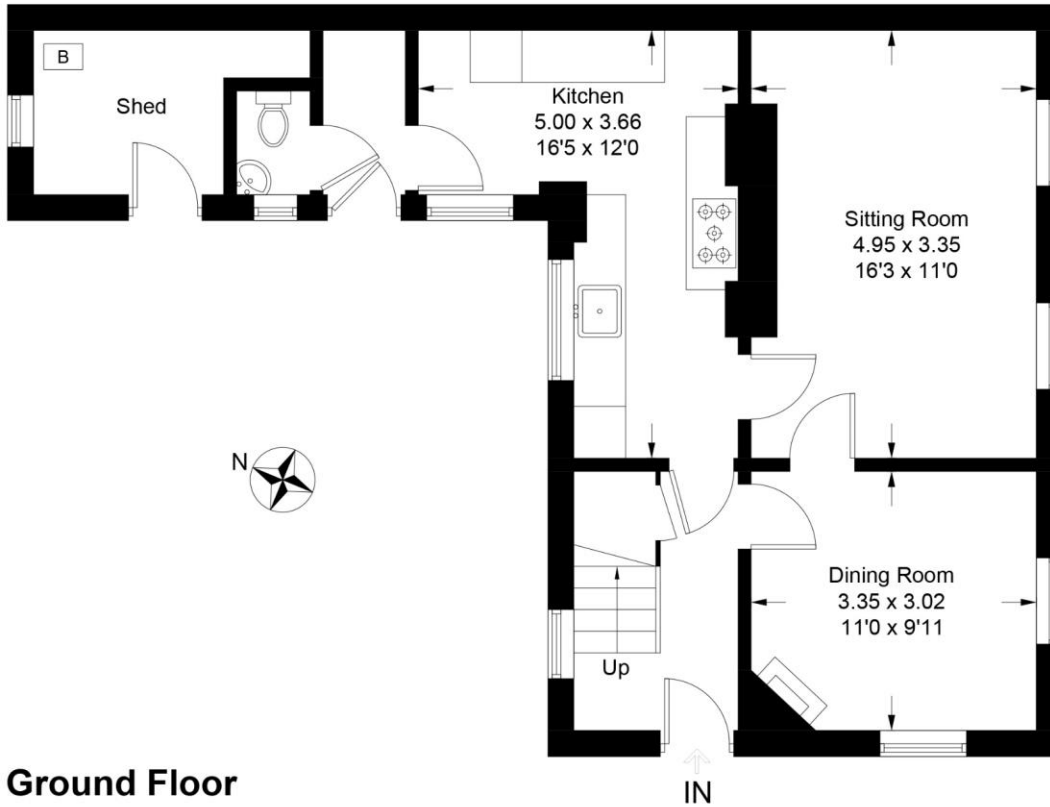
Viewing

Strictly by prior appointment with the agents, Angela Hirst Surveyors and Valuers on 0845 521 1980.



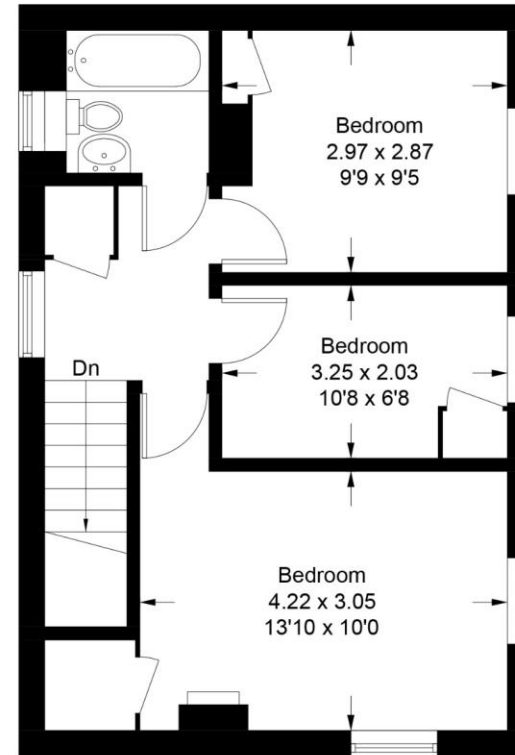


Approximate Gross Internal Area
98.9 sq m / 1064 sq ft
(Including Shed)

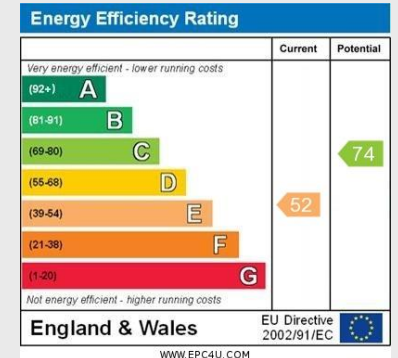


Ground Floor
55.6 sq m / 598 sq ft (Including Shed)

Illustration for identification purposes only, measurements are approximate,
not to scale. floorplansUsketch.com © (ID998071)



First Floor
43.3 sq m / 466 sq ft





KENT &
EAST SUSSEX



angela-hirst.com
admin@angela-hirst.co.uk
t: 01233 731177 / 0845 521 1980