GOULD HARRISON









83 Drummond Grove, Ashford, TN24 0US Price £160,000

A spacious modern apartment in easy reach of Ashford mainline station and town centre.

Set on the second floor, with security intercom access, the property comprises an entrance hall, sitting/dining room, kitchen, two bedrooms, en suite and family bathroom/wc.

Double glazing and central heating are installed with the property also benefitting from residents parking and a long lease.

Lease - Balance of 125 years from 2012 Management Charge - £1400 per annum Ground Rent - £250 per annum

Communal Entrance

With security intercom, stairs to:

Second Floor:

Casement Door through to:

Shaped Hallway

Telephone point and security intercom, large storage cupboard, doors to:

Sitting/Dining Room 9'10 x 18'11 (3.00m x 5.77m)

Double glazed window to front, radiator, television aerial point, telephone point.

Kitchen 6'0 x 9'11 (1.83m x 3.02m)

Stainless steel 1 1/2 bowl sink with mixer tap and drainer unit, four ring electric hob and electric oven with extractor hood and lighting above, double glazed window to rear, plumbing and space for dishwasher.

Bedroom One 15'5 x 8'9 (4.70m x 2.67m)

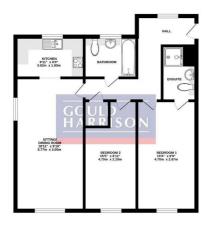
Double glazed window to front, radiator, door to:

En Suite Shower Room

Raised shower cubicle housing mains shower, tiled surround and bi-folding glazed screen,

Floor Plan

SECOND FLOOR



Other every attempt here been made to ensure the accuracy of the Songian contained here, measurements of door, oriected, rooms and may other items are approximate and no exponsibility is taken for any every, components or solutioned. This plans has been for transactive approach and produces any every any extractive transactive and any exposure and approaches been have not been rested and no guarantee as the exposure purchased. The any extractive produces are to the representative entirely variety again.

wash basin inset with vanity unit, low level WC, towel rail, extractor fan.

Bedroom Two 6'11 x 15'5 (2.11m x 4.70m)

Double glazed window to front, radiator.

Bathroom/WC

White suite comprising panelled bath with mixer tap and shower attachment, glazed screen, low level WC, wash basin inset vanity with tiled surround, double glazed window to rear, extractor fan, radiator.

Tenure

Leasehold - Balance of 125 year lease from 2012.

Management Charge - £1400.00 per annum. Ground Rent - £250.00 per annum.

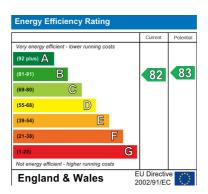
Services

Mains electricity, water and drainage.

Council Tax

Ashford Borough Council Band: B.

Energy Efficiency Graph



Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.