



89 Cradlebridge Drive, Willesborough, Ashford, TN24 0RL

Price £465,000

**GOULD
HARRISON**

Well presented detached house in a corner position, within easy reach of local shops, schools town centre and mainline station. Spacious accommodation comprising an entrance hall, sitting room, dining room, kitchen, cloakroom and utility with four bedrooms modern bathroom and en suite to the first floor.

The corner position provides a generous garden with the property also benefiting from gas central heating, double glazing and driveway.



UPVC double glazed Front Door to:

Entrance Lobby

Cloakroom

With white low level WC and wash hand basin.

**Lounge 23'4 x 12'10 narrowing to 8'9
(7.11m x 3.91m narrowing to 2.67m)**

Open brick fireplace, double aspect with UPVC double glazed casement door to garden.

Dining Room 11'1 x 10'5 (3.38m x 3.18m)

Kitchen 9'11 x 7'1 (3.02m x 2.16m)

Range of granite effect worktops with oak fronted drawers and cupboards, wall cupboards, stainless steel 1 1/2 bowl sink unit.

Utility Room 11'2 x 10'5 (3.40m x 3.18m)

Stainless steel sink unit, grey mottled worktops with drawers and cupboards, space and plumbing for appliances, door to garage.

First Floor:

Landing

Shelved linen cupboard, access to loft space.

Bedroom One 11'1 x 10'4 (3.38m x 3.15m)

Window to rear.

En Suite Shower Room

White pedestal wash hand basin, large glass fronted shower cubicle, low level WC, chrome towel radiator.

Bedroom Two 12'1 x 9'8 (3.68m x 2.95m)

Bedroom Three 11'0 x 9'11 (3.35m x 3.02m)

Bedroom Four 10'11 x 9'1 (3.33m x 2.77m)

Bathroom 6'7 x 6'7 (2.01m x 2.01m)

White panelled bath with shower over and glass splash panel, local wall tiling, wash hand basin and low level WC.

Outside

Brick paved driveway and parking for several cars, lawn and side access to the good sized rear garden with paved terrace, lawn, rockery and borders with ornamental pond. Summerhouse, greenhouse and further patio area.

Former Garage

Now storage space.

Tenure

Freehold.

Services

All main services are connected.

Council Tax

Ashford Borough Council Band: D.

