



Glebe Cottage Kingsford Street, Mersham, Ashford, TN25 6PE  
Price £350,000

**GOULD  
HARRISON**



Detached single storey period cottage requiring modernisation, close to village centre.  
Originally built about 1800 as a shepherds cottages with a large detached studio and garage added in keeping in 1992.  
This could easily be incorporated into the principle accommodation. Gardens to two sides.



**Panelled Front Door to:**

**Sitting Room 22'11 x 10'2 (6.99m x 3.10m)**

Triple aspect UPVC double glazed casement doors to garden, brick fireplace.

**Kitchen/Dining Room 20'0 x 9'3 (6.10m x 2.82m)**

Stainless steel 1 1/2 bowl sink unit, range of mottled worktops with drawers and cupboards,

wall cupboards, ceramic hob with extractor chimney, double oven, space and plumbing for appliances, tiled floor.

Doors to:

**Sun Room 7'10 x 7'5 (2.39m x 2.26m)**

**Bedroom One 10'4 x 10'2 (3.15m x 3.10m)**

Double aspect.

**Bathroom**

White panelled bath, pedestal wash hand basin and low level WC, local wall tiling.

**ANNEXE:**

**Studio/Potential Bedroom 17'11 x 14'6 (5.46m x 4.42m)**

Double aspect, door to:

**Shower Room**

Raised shower cubicle with tiled surround, low level WC and wash hand basin.

**Garage 14'8 x 10'4 (4.47m x 3.15m)**

With electric light and power.

**Outside**

Whilst the garden surrounds the property, the main areas are to either side with mature trees and shrubs.

**Tenure**

Freehold.

**Services**

Mains water and electricity.

**Council Tax**

Ashford Borough Council Band: D.

