





Hornash Lane,  
Shadoxhurst,  
TN26 1HT

£450,000 Asking price



***A delightful, detached, now rarely available single story bungalow on the flat! With three generous bedrooms, a breath-taking long rear garden & integral garage to name a few of it's features! We recommend booking a viewing early to avoid disappointment, properties like this do not hang around for too long!***

***Situated within the well regarded village of Shadoxhurst, you will find this impressive, detached three bedroom single story bungalow offering the perfect balance between semi-rural living and being in touch with all of the great transport links that Ashford has to offer. Nestled back from the road, with a playing field to the front elevation & green-land beyond to the rear - is this family home that you will want to ensure is at the top of your viewing list.***

***Hornash Lane is situated in a desirable village of Shadoxhurst approximately five miles from Ashford town centre. Shadoxhurst benefits from a local store, popular family-friendly public house, several community and sports groups and many other local amenities including a regular bus service. Ashford itself offers a wide range of recreational and shopping facilities with its International railway station with London easily accessible by high speed commuter train services***





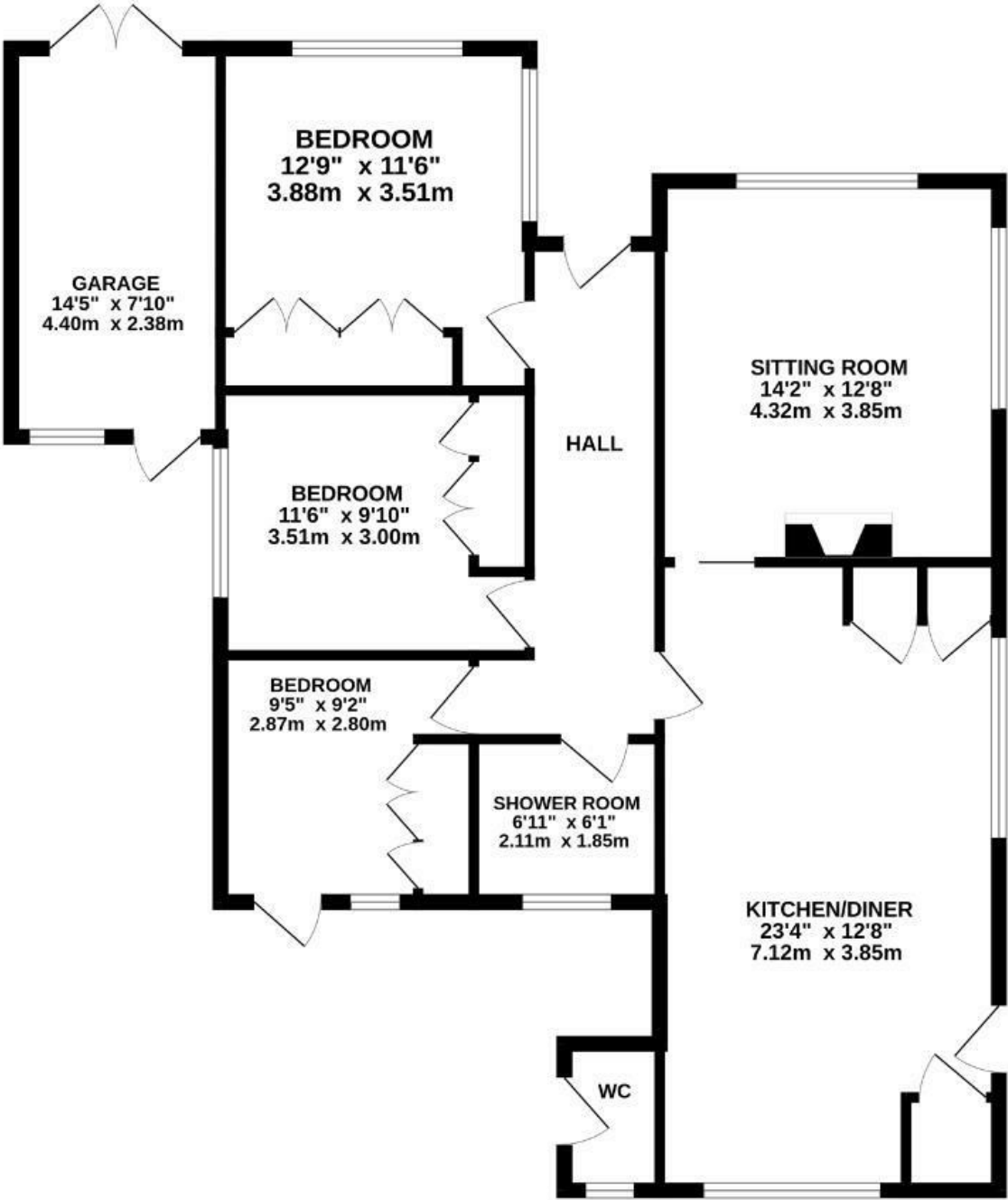
It's easy to see why the sellers first bought this property; from it's large plot, to it's spacious rooms & abundance of parking, these are just some of the reasons why this has been a family home for decades! Whilst the property would now benefit from some modernisation, it certainly allows the next owners to add their stamp and create a home to your own taste - with no homes backing onto the property, it really does offer a truly tranquil setting for those considering a downsize.

It's known that there are many different styles of homes found along the Hornash Lane, some offering more than others - that is certainly true here! The home offers a drive & well kept front garden sat behind a 5bar wooden gate, enhancing that private feel. Internally, the layout is traditional for a bungalow of this age, there's an entrance hall, with 3 spacious bedrooms at the front of the home - offering the opportunity for multi-generation living. Bedrooms 2 & 3 are equally spacious bedrooms – ensuring the family avoid that awkward question, “who gets the bigger bedroom?” The home offers flexible living accommodation where-by the third bedroom can easily become a another reception room should you see fit, with double doors leading onto the patio - you can really use the rooms as you wish here Servicing the bedrooms is a family shower room which offers a shower cubicle, wash hand basin & W/C.

The kitchen/diner is likely where you'll spend you're time here - & is found to the rear of the home – whether you're embarking on the school run in the mornings, or entertaining friends and family it's a space that has been designed with entertaining and hosting in mind, with breakfast-bar and a number of wall & base units providing ample storage and food preparation space - This, leads through to a spacious sperate dinning room & could be opened up should it be preferred to create a stunning through kitchen/diner - The kitchen/diner is finished well offering tranquil views out into the rear laid to lawn garden.

Step outside - you'll find a lovely spot to dine alfresco and enjoy the warmer weather on the extensive patio that wraps around the home. Perhaps you're entertaining and letting the guests spill outside, well there's plenty to keep them occupied! The grounds the home offers is certainly surprising! The mainly laid to lawn rear plot offers a useful shed. The lawn stretches some 100ft + Where you will also find a space that has been sectioned off with fencing, this garden is sure to keep those with green fingers occupied, it's a truly unique space in our opinion and only adds to the functionality of the home. Perhaps it's more space you require, as there is the potential to extend STTP as the garden is so large, you'll still have plenty of space if going up or out is your dream.

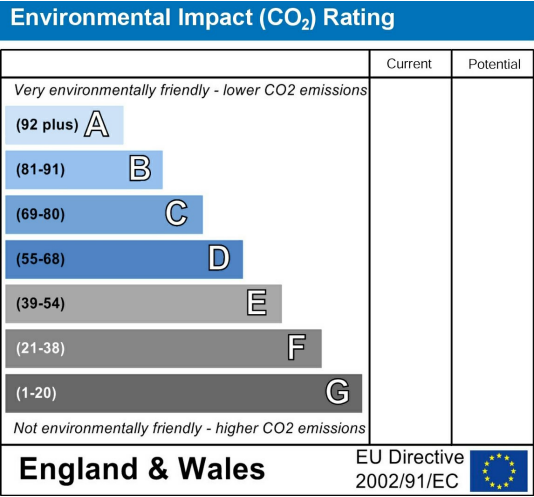
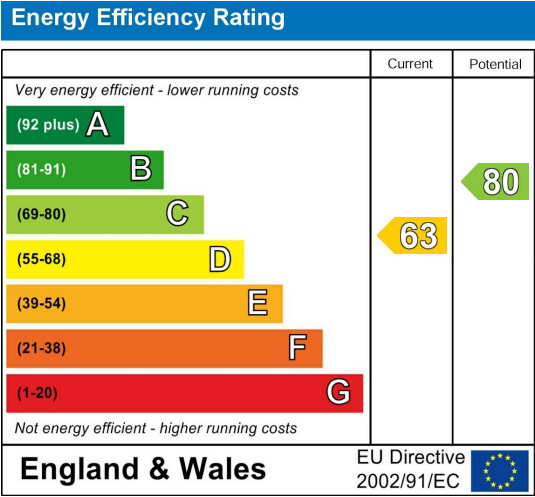
GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Tenure: Freehold  
Council Tax Band: E

- Rarely available Detached 3 Bedroom Bungalow!
- No onward chain complications!
- Driveway & Integral garage that provide parking to the front of the home
- Potential for extension STPP
- Approx 0.25 acre plot - With beautifully laid to lawn rear garden
- Extensive patio leading to lawn area with fenced plot to rear
- Generous kitchen/breakfast room to the rear of the home overlooking garden
- Family shower room servicing bedrooms 1,2 & 3
- EPC Rating: D, Council Tax Band: E, Oil fired central heating
- Popular Village Location: Shadoxhurst



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.