



- Semi Detached House
- 3 Well Proportioned Bedrooms
- Modern Kitchen
- New Roof 2024
- Conservatory
- Good Size Garden with Garage
- Shared Driveway
- Chain Free

Ashdown Avenue, DN15 8HQ,  
£136,950





Offered for sale with NO ONWARD CHAIN, Starkey&Brown are delighted to offer for sale this well presented semi detached house with modern interiors on Ashdown Avenue. The property benefits from many home improvements over recent years including new roof (2024 with lifetime guarantee), new kitchen, new boiler (2022) and new garage. The internal accommodation briefly comprises of 3 bedrooms and a family bathroom to the first floor, whilst downstairs boasts an entrance hall, lounge, modern kitchen with a range of integrated appliances, ground floor WC and conservatory opening onto the rear garden. Outside the property has a lawned garden to the front, shared driveway extending down the side and a good size rear garden which is mainly laid to lawn with a garage. An internal inspection is highly recommended, call today to view! Freehold. Council tax band: A



### Entrance Hallway

Having door to the front aspect, uPVC double glazed window to the side aspect, radiator and stairs rising to the first floor.

### Lounge

12' 4" x 15' 5" (3.76m x 4.70m)

Having uPVC double glazed window to the front aspect, covered ceiling and radiator.

### Kitchen

8' 10" x 12' 5" (2.69m x 3.78m)

Having uPVC double glazed window and door to the rear aspect, radiator, wall and base units with work surfaces over, inset sink and drainer unit and built in appliances including fridge freezer, dishwasher, washing machine, double oven and hob with extractor over.

### Lobby

Having access to ground floor WC and conservatory.

### Conservatory

10' 7" x 8' 2" (3.22m x 2.49m)

Having uPVC double glazed windows surrounding and uPVC double glazed French doors onto the rear garden.

### WC

7' 8" x 2' 9" (2.34m x 0.84m)

Having WC.

### First Floor Landing

Having uPVC double glazed window to the front aspect, loft access and built in cupboard.

### Bedroom 1

12' 5" x 11' 7" (3.78m x 3.53m)

Having uPVC double glazed window to the rear aspect and radiator.

### Bedroom 2

8' 9" x 10' 4" (2.66m x 3.15m)

Having uPVC double glazed window to the rear aspect and radiator.

### Bedroom 3

9' 4" x 6' 8" (2.84m x 2.03m)

Having uPVC double glazed window to the front aspect, covered ceiling and radiator.

### Bathroom

5' 8" x 7' 2" (1.73m x 2.18m)

Having uPVC double glazed window to the side aspect, panelled bath with shower over, wash hand basin, low level WC and radiator.

### Outside Front

Having a lawned garden with fenced perimeter and shared driveway leading to the rear.

### Outside Rear

The enclosed rear garden is mainly laid to lawn with a range of plants and shrubs, paved area, decking area, garage and gate to the driveway.

### Garage

11' 5" x 19' 7" (3.48m x 5.96m)

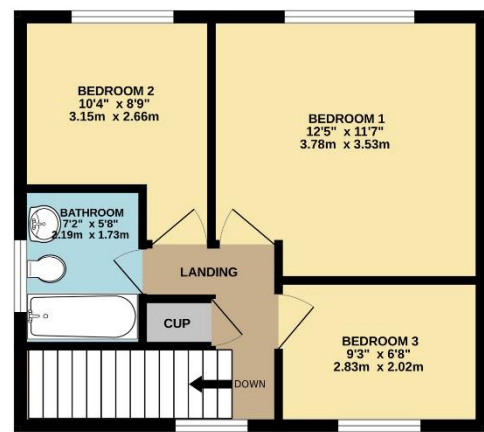
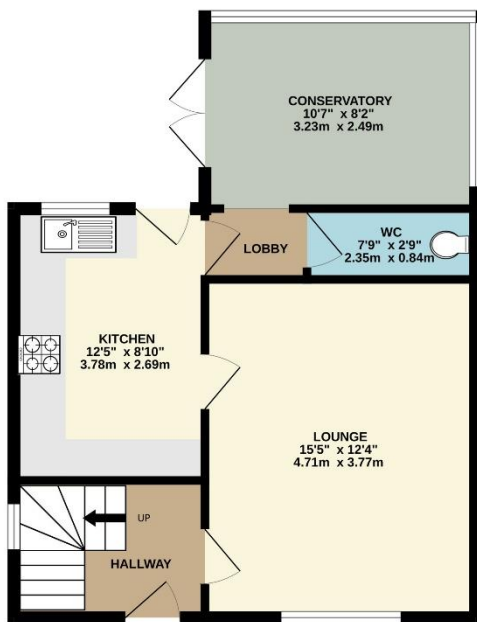
Having up and over door, additional door to the front, light and power.





GROUND FLOOR

1ST FLOOR



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All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors's ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

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