



**Guide Price**  
**£260,000**

**Freehold**

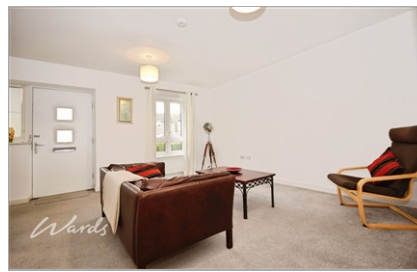
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**Ellson Close, Ashford,  
Kent, TN24**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards



## Main features

- Chain free
- Allocated parking
- Both bedrooms are double in size
- Sun-trap rear garden
- Within walking distance to Ashford International train station, town centre and the designer outlet

## Accommodation

### GROUND FLOOR

Entrance Hall  
 Lounge: 16'9 x 14'7 (5.11m x 4.45m)  
 Cloakroom  
 Kitchen: 12'2 x 9'2 (3.71m x 2.80m)

### FIRST FLOOR

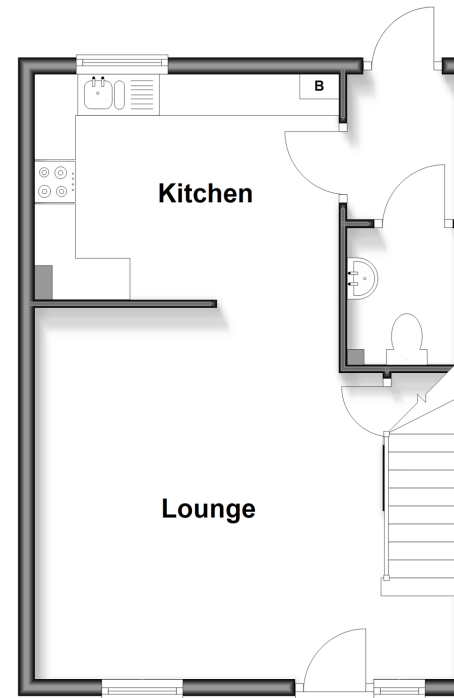
Landing  
 Bedroom 1 : 14'9 x 9'9 (4.50m x 2.97m)  
 Bedroom 2 : 16'9 x 7'9 (5.11m x 2.36m)  
 Bathroom: 7'0 x 6'1 (2.14m x 1.86m)

### OUTSIDE

Allocated Parking  
 Rear Garden

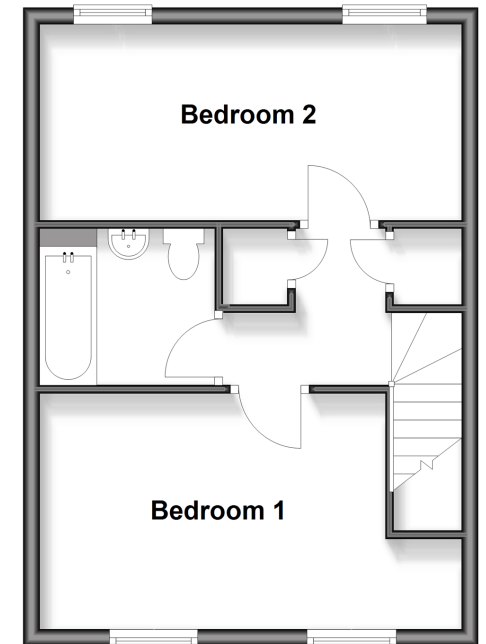
### Ground Floor

Approx. 37.8 sq. metres (406.8 sq. feet)



### First Floor

Approx. 37.8 sq. metres (406.8 sq. feet)



Call Ashford - 01233 639531 ■ [wardsof Kent.co.uk](http://wardsof Kent.co.uk)

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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