



Robin Road

Ashford

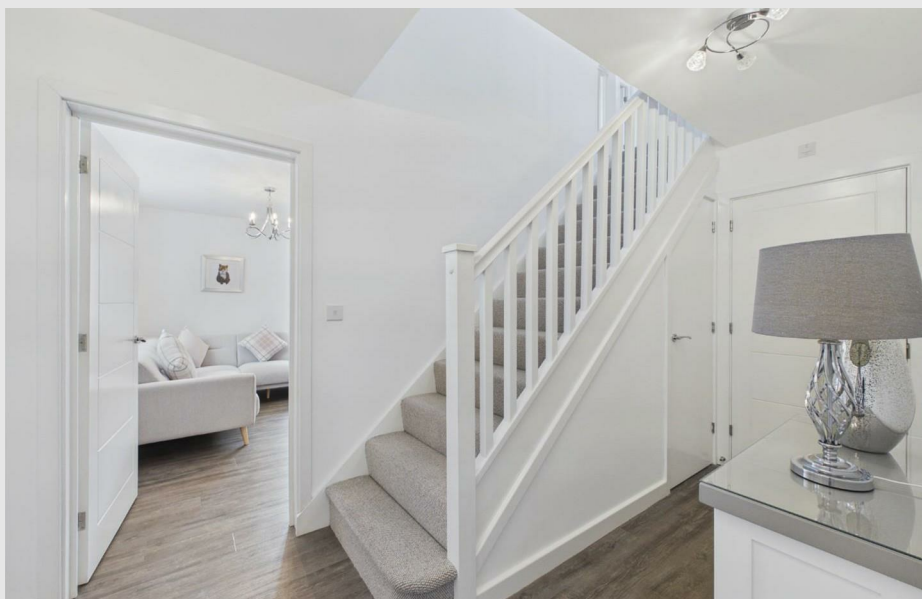


Introducing

Viewing is highly recommended of this immaculately presented detached family home on the popular Finberry development.

The property offers an inviting hallway, open plan kitchen/dining space, sitting room, cloakroom and large utility. To the first floor are four well proportioned bedrooms with contemporary en suite and family bathroom/WC.

The easy to maintain rear garden enjoys a sunny aspect with a convenient carport and driveway for off road parking. Finberry primary school is only a few minutes whilst for those looking to commute, Ashford mainline station is under 10 minutes drive.



At a Glance

Robin Road, Finberry,
Ashford, TN25 7GU

4 Bedrooms | 2 Bathrooms | 2 Reception Rooms

Offers In Excess Of £500,000

- ATTRACTIVE DETACHED HOUSE
- IMMACULATELY PRESENTED
- FOUR BEDROOMS
- EN SUITE & FAMILY BATHROOM
- OPEN PLAN KITCHEN/LIVING SPACE
- UTILITY & GF CLOAKROOM
- CARPORT & DRIVEWAY
- PLEASANTLY ENCLOSED REAR GARDEN
- POPULAR FINBERRY LOCATION



In Detail



Entrance Hall

Stairs to first floor with cupboard under, doors to:

Sitting Room

Dual aspect with bay window to front and French doors opening to rear, radiator.

Open Plan Kitchen/Dining & Living space

A fantastic open plan space which enjoys a triple aspect with French doors opening to the rear garden.

A generous range of fitted wall and base units, twin electric oven at eye level, stainless steel gas hob with extractor over, 1 1/2 bowl stainless steel sink with mixer tap and drainer unit, integrated dishwasher, fridge/freezer, radiator, door to:

Utility

Double glazed window and casement door, fitted wall and base units, plumbing and space for washing machine, space for a tumble dryer, radiator, extractor fan.

Cloakroom

Frosted double glazed window to rear, Low level pedestal hand basin with localised tiling, radiator, extractor fan.

First Floor Landing

Two double glazed window to rear, radiator, loft access, doors to:

Bedroom One

Dual aspect double glazed windows, built in wardrobes with mirror fronted doors, radiator, door to:



En Suite

Walk in double cubicle housing mains shower with glazed screen and tiled surround, low level WC, pedestal hand basin chrome heated towel rail, extractor fan, frosted double glazed window to front,

Bedroom Two

Double glazed window, radiator.

Bedroom Three

Double glazed window, radiator.

Bedroom Four

Double glazed window, radiator.

Family Bathroom

Contemporary four piece suite comprising a walk in shower with glazed screen, panelled bath with mixer tap and shower attachment, low level WC, pedestal hand basin, chrome heated towel rail, frosted double glazed window to rear.

Rear Garden

Mainly laid to lawn with paved patio seating area, panelled enclosed fence surround, outside lighting, cold water tap, wood built shed, side gated access.

Carport

Covered parking for one car with driveway providing further space.

Tenure

Freehold.

Annual management charge: £500.

Services

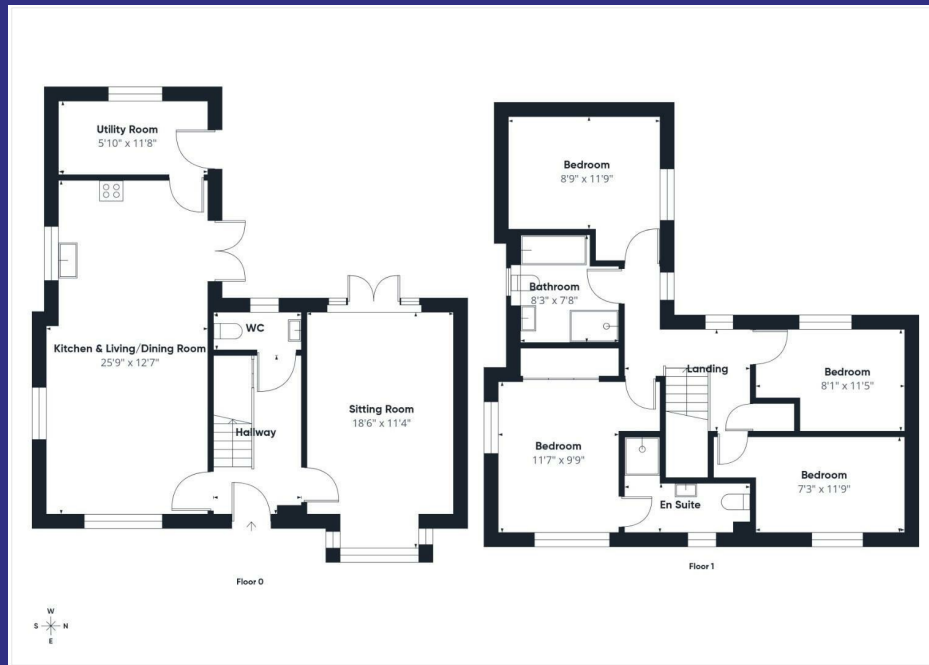
All mains services connected.

Council Tax

Ashford Borough Council Tax Band: F



Floorplan



**GOULD
HARRISON**

1 Middle Row, Ashford, Kent, TN24 8SQ

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sales@gouldharrison.co.uk

Key Information

Offers In Excess Of £500,000 Freehold

Local Authority | Ashford Borough Council

Council Tax Band | F

Energy Efficiency Band | B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	91
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.