



OVER 60?

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

Guide Price
£425,000

Freehold

2x  2x  1x 

**Main Road, Sellindge,
Ashford, Kent, TN25**

Wards
Helping you move forwards



Main features

- Immaculate eco house constructed approximately 14 years ago - finished to a very high standard
- PV solar panels - generous buy back tariff & air source heat pump
- Large lounge/diner with spacious kitchen/breakfast room & utility
- Boutique hotel style en-suite
- No chain

Accommodation

GROUND FLOOR

Entrance Hall: 13'3 x 7'4 (4.04m x 2.24m)

Lounge/Diner: 20'9 x 11'0 (6.33m x 3.36m)

Kitchen/Breakfast Room: 12'6 x 9'4 (3.81m x 2.85m)

Cloakroom: 7'4 x 4'6 (2.24m x 1.37m)

Utility Room: 9'5 x 5'6 (2.87m x 1.68m)

FIRST FLOOR

Landing

Bedroom 1: 14'10 x 14'9 (4.52m x 4.50m)

En-Suite Bathroom: 7'8 x 4'6 (2.34m x 1.37m)

Bedroom 2: 9'10 x 9'5 (3.00m x 2.87m)

Shower Room: 7'1 x 6'4 (2.16m x 1.93m)

OUTBUILDING

Garage: 18'4 x 14'2 (5.59m x 4.32m)

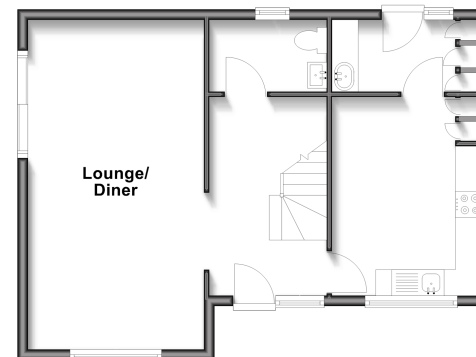
OUTSIDE

Off Road Parking

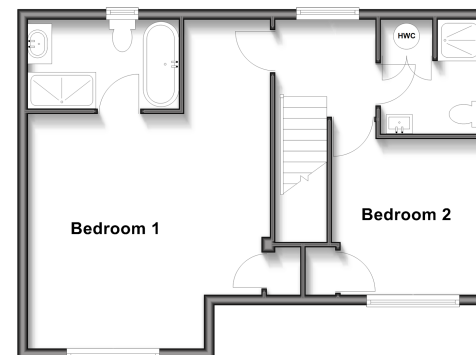
Front & Rear Gardens

Summer House: 9'1 x 9'0 (2.77m x 2.75m)

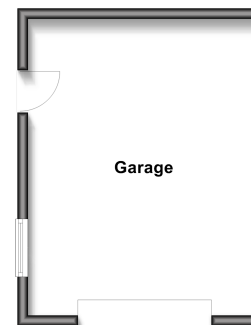
Ground Floor
Approx. 49.5 sq. metres (532.7 sq. feet)



First Floor
Approx. 49.5 sq. metres (532.7 sq. feet)



Outbuilding
Approx. 24.7 sq. metres (265.7 sq. feet)



Call Hythe - 01303 267473 ■ wardsofkent.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.



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