







Riverside Park, 3 Leacon Road, Ashford, Kent, TN23 4AJ

- 2 Bed, 3rd Floor apartment! 818 sq ft
- Fully fitted kitchens with integrated appliances
- Entry to apartment building is controlled via secure door entry system
- Approx: 995 years lease
- Ground Rent: £250
- Rental potential of £1,450.00 per month!
- Apartments with access to residents roof terrace
- Hyperoptic with all homes allowing residents to be connected in minutes
- Approx Service Costs: £2,425
- Council Tax Band: B, Great EPC Rating!

£279,000

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HERE TO GET *you* THERE

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THIRD FLOOR 818 SQ FT APARTMENT- Modern Fitted Kitchens - Walking Distance to Ashford Train Station Allocated Parking - No Chain - Ready to move into!

Riverside Park apartments is a stunning new development. Each of these stylish apartments offer high specification throughout along with lift access to each floor, terrace areas as well as parking all within walking distance to Ashford Town Centre.

Spacious 2 bedroom apartment located on the popular Riverside Park development, which is a short walk to Ashford International Station and Victoria park. Offering a modern kitchen with fridge/freezer, dishwasher, oven hob and extractor and utility cupboard with fitted washer dryer in the spacious hallway. The master bedroom boasts an en suite. There is a further double bedroom and modern tiled bathroom. Residents also have access to a stunning roof terrace with views across Ashford and Victoria park.









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APARTMENT

This stunning 2-bedroom apartment is located in the sought-after Riverside Park development in Ashford. Offering contemporary living with a bright and spacious open-plan layout, the property features a modern kitchen equipped with high-end appliances and a comfortable living area, perfect for entertaining or relaxing.

Both bedrooms are generously sized, with ample storage space and large windows that fill the rooms with natural light. The sleek, modern bathroom is designed for both style and convenience.

A key highlight of this apartment is the south-facing balcony, which provides a perfect outdoor retreat with plenty of sunshine throughout the day. Residents of Riverside Park also benefit from beautifully landscaped communal gardens, secure parking, and close proximity to Ashford's town centre and transport links.

Ideal for professionals, couples, or small families seeking a blend of modern living in a tranquil riverside setting.

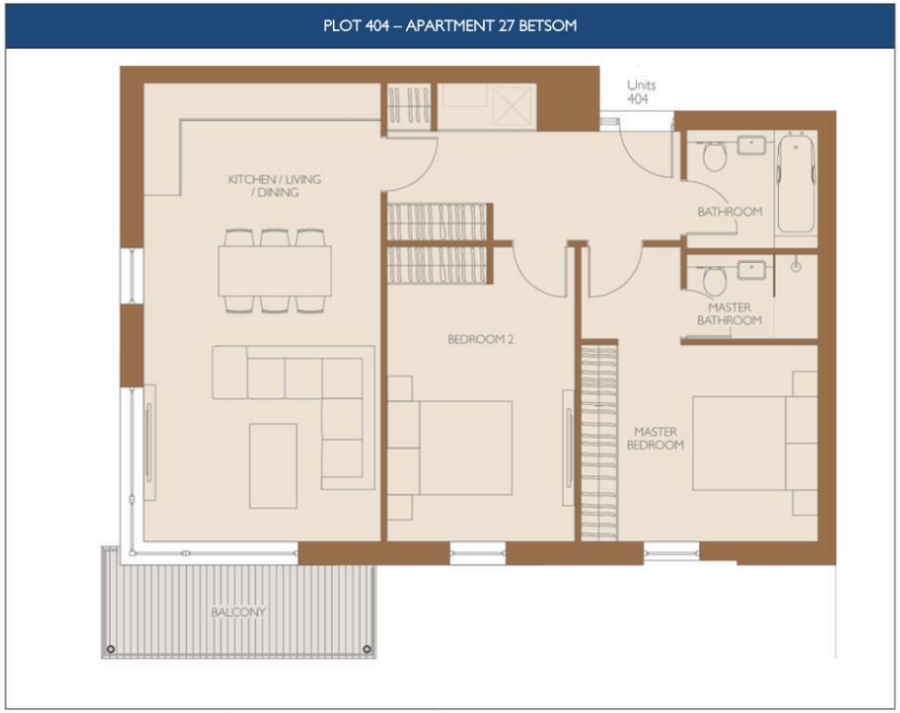
LOCATION

Conveniently situated in close proximity to Ashford International Train Station, the prestigious McArthur Glen Designer Outlet, and the tranquil Victoria Park, this property doesn't just offer a residence—it presents a lifestyle elevated by its unparalleled privacy and breath-taking surroundings.

Additionally, this unique haven isn't just close to London but is also a stone's throw away from France, with easy access to the Eurotunnel, adding another layer of convenience and exploration possibilities to its already impressive location.

RIVERSIDE PARK, ASHFORD, UK

PLOT 404 – APARTMENT 27 BETSOM



Kitchen / Living / Dining	Master Bedroom	Balcony	Total Area
7.35m x 3.8m	3.80m x 3.15m	6.7m²	75.9m²
	Second Bedroom 4.72m x 2.99m		

Viewings

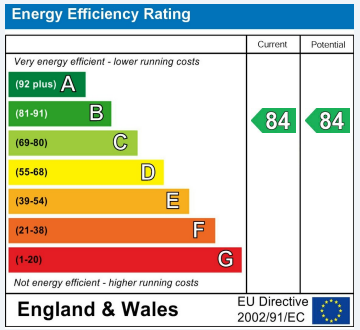
Please contact ashford@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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.

The Property Ombudsman

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