GOULD HARRISON

Plain Road, Smeeth

Ashford

Introducing

Located in the charming village of Smeeth, this attractive detached family home offers a perfect blend of space, comfort, and convenience. Spanning an impressive 2,540 square feet, the property boasts five well-appointed bedrooms with an en suite and a family bathroom.

The home features three spacious reception rooms, providing flexible living accommodation that is perfect for multi-generational living or entertaining guests. The generous layout allows for a variety of uses, whether you desire a formal dining area, a cosy lounge, or a playroom for the children.

Set on a substantial half-acre plot, the property includes a detached garage and notably large driveway providing parking for multiple vehicles, ensuring that you and your guests will never be short of space. The outdoor area is perfect for family gatherings or simply enjoying the tranquillity of the countryside.

Conveniently located, this home is just a stone's throw away from local village shops and two highly regarded primary schools. The surrounding countryside offers delightful walks, allowing you to immerse yourself in nature right on your doorstep. The property also benefits from solar panels, contributing to energy efficiency and sustainability.

At a Glance

Plain Road, Smeeth

Ashford, TN25

5 Bedrooms | 3 Bathrooms | 3 Reception Rooms

Price £795,000

- FABULOUS DETACHED HOME
- SET IN AROUND HALF AN ACRE
- FLEXIBLY ARRANGED ACCOMMODATION IDEAL FOR MULTI GENERATIONAL LIVING
- FIVE BEDROOMS
- EN SUITE AND FAMILY BATHROOM
- KITCHEN/BREAKFAST ROOM
- VERY WELL PRESENTED LIGHT AND AIRY ACCOMMODATION
- DETACHED GARAGE & GENEROUS DRIVEWAY
- SOUGHT AFTER VILLAGE LOCATION
- NEARBY VIILAGE SHOPS AND SCHOOLS

In Detail

Entrance

Door to

Hallway

Stairs to first floor with understairs cupboard, radiator, doors to

Downstairs W/C

Double glazed frosted window to front, low level w/c, contemporary style sink with mixer tap and storage under, built in cupboard, chrome hearted towel rail, water softener.

Kitchen

Double glazed window to rear, range of matching wall and base units, inset one and a half bowl sink unit with drainer and mixer tap, 5 ring gas range cooker, stainless steel splash back and extractor fan, integral dishwasher, integral fridge freezer, breakfast bar, wall mounted gas boiler, tiled splash back, radiator, tiled floor, opening to:

Breakfast Room

Double glazed door and double glazed window to rear, range of matching base units, breakfast bar, tiled floor, door to

Family Room

Double glazed windows to front and side, wall mounted electric heater, tiled floor

Dining Room

Double glazed window to rear, radiator, opening to

Sitting Room

Double glazed patio door to front, double glazed window to rear, two radiators, doors opening into

Living Room

Double glazed window to rear, double glazed window to side, solid fuel burner, two radiators, stairs to bedroom, doors to

Office

Double glazed windows to front and side, laminate floor

Utility Room

Double glazed door to garden, double glazed windows to front and rear, range of matching wall and base units, one and a half bowl sink unit with drainer and mixer tap, tiled splash backs, space and plumbing for washing machine, wall mounted gas boiler, radiator

Landing

Double glazed window to front, hatch to loft space, airing cupboard, doors to

Bedroom

Double glazed window to rear, double glazed window to side, range of wardrobes, radiator, door to

En Suite

Double glazed frosted window to front, walk in double shower unit, hidden cistern w/c, inset sink unit in vanity unit, storage cupboard, two chrome heated towel rails,

Bedroom

Double glazed window to rear, radiator

Bedroom

Double glazed window to rear, built in double wardrobe, radiator

Bedroom

Double glazed window to front, radiator

Bedroom

Double glazed window to rear, built in cupboard, radiator

Family Bathroom

Double glazed frosted window to front, walk in shower cubicle with electric shower, panelled bath with mixer tap and shower attachment, low level w/c, contemporary sink with mixer tap and storage under, two chrome towel rails

Gardens

To the rear there is a patio, decked seating area, shed and lawn leading to the large front garden. The front garden has a large patio area leading to a extensive lawned garden with a variety of fruit trees, trees and shrubs and a greenhouse with vegetable garden. The driveway provides off road parking for several vehicles and there is a garage with light and power.

Garage & Driveway

Driveway providing off road parking for multiple cars. Brick built detached garage with up and over door, power and lighting.

Tenure

Freehold.

Services

All mains services connected.

Solar panels with option of feed in tarriff subject to negotiation

Council Tax

Ashford Borough Council Tax Band: G

Floorplan

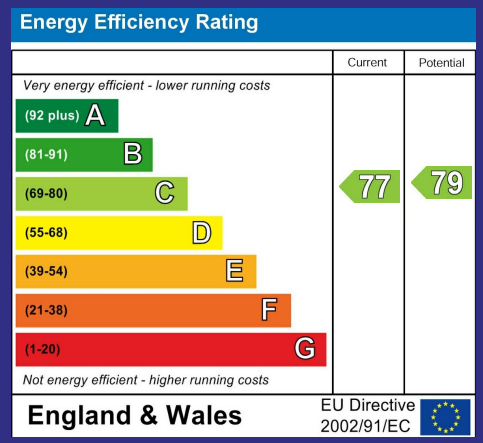
Key Information

Price £795,000 Freehold

Local Authority | Ashford Borough Council

Council Tax Band | G

Energy Efficiency Band | C



GOULD HARRISON

1 Middle Row, Ashford, Kent, TN24 8SQ
01233 646411
sales@gouldharrison.co.uk

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.