



4 Blacksmith Close, Ashted, KT21 2BD
Guide price £290,000



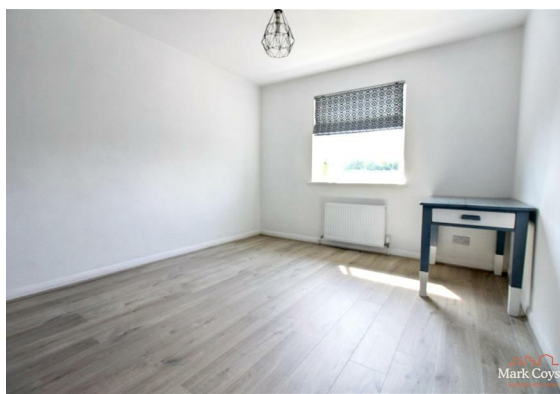
OFFERED WITH VACANT POSSESSION.

A turn key first floor maisonette located in a quiet and small well maintained development only a few minutes walk from the shops in Ashted Village.

Ideal for first time buyers, investors or downsizers alike the contemporary accommodation includes a private front door with stairs to the landing and a handy deep storage cupboard, a modern fitted kitchen with integrated appliances, a well proportioned front to back living/dining room, a lavish bathroom with natural light and a good size double bedroom.

Further noteworthy benefits include a garage en bloc and a share of the freehold.

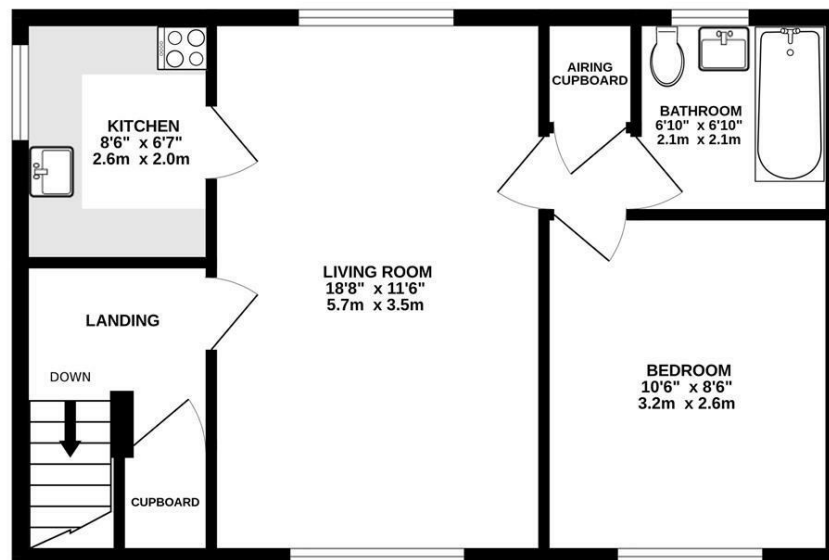
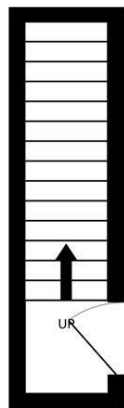
The location is the real draw here as the mainline station is within a 20 minute walk (approx), as well as all the local shops, bars, coffee shops and restaurants being on your doorstep. There are also multiple parks, commons and woodlands to explore. Junction 9 of the M25 is a few minutes drive away in the car and there is a well connected bus service linking to the nearby towns and villages.





GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Viewing

Please contact our Mark Coysh Office on 01372 303703 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	69	75
(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 	

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