



**Connells**

Richard Hillary Close  
Ashford



### Property Description

The property features a generous lounge/diner, providing a versatile space for both relaxation and entertaining, and leading through to a well-arranged kitchen.

There are two bedrooms, with the principal bedroom benefiting from its own en-suite shower room, offering added convenience and privacy. A separate family bathroom serves the second bedroom and guests.

With its ground floor position, the property provides easy access and a practical layout, making it suitable for a variety of buyers.

Situated within easy reach of local amenities and transport links, this apartment presents a great opportunity to secure a well-located home in Ashford.

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To view this property please contact Connells on

**T 01233 622206**  
**E ashford@connells.co.uk**

77 High Street  
ASHFORD TN24 8SF

EPC Rating: C Council Tax  
Band: B

Service Charge:  
1710.00

Ground Rent:  
150.00

Tenure: Leasehold

**view this property online [connells.co.uk/Property/ASH408889](https://connells.co.uk/Property/ASH408889)**

This is a Leasehold property with details as follows; Term of Lease 189 years from 24 Dec 2002. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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