



**Price**  
**£260,000**

**Freehold**

3x  1x  1x 

**Leaveland Close,  
Ashford, Kent, TN23**

**OVER 60?**

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

*Wards*  
Helping you move forwards





## Main features

- **Chain Free!**
- **Generously spacious bedrooms**
- **Neutrally presented throughout**
- **Low maintenance rear garden with secure fencing and gated access**
- **Sat opposite a local green, make for a perfect backdrop to the property**

## Accommodation

### GROUND FLOOR

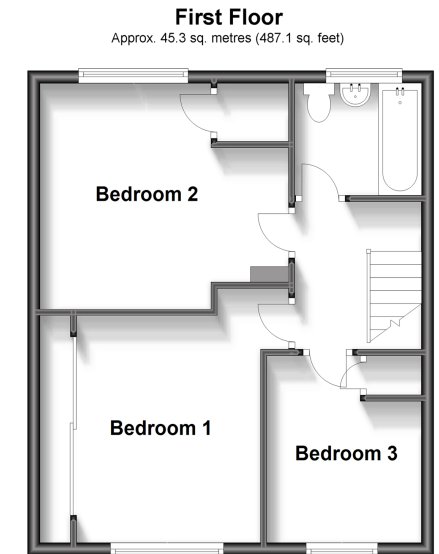
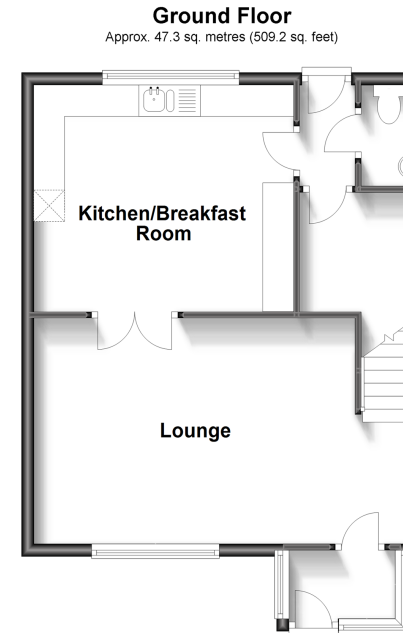
Porch  
Lounge: 20'1 x 11'9 (6.13m x 3.58m)  
Kitchen/Breakfast Room: 13'9 x 11'9 (4.19m x 3.58m)  
Utility Cupboard: 7'2 x 5'9 (2.19m x 1.75m)  
Cloakroom

### FIRST FLOOR

Landing  
Bathroom  
Bedroom 2: 13'1 x 11'10 (3.99m x 3.61m)  
Bedroom 1: 11'11 x 9'10 (3.63m x 3.00m)  
Bedroom 3: 9'9 x 8'0 (2.97m x 2.44m)

### OUTSIDE

Front & Rear Gardens



**Call Ashford - 01233 639531 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)**

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale