



**Price**  
**£250,000**

**Freehold**

2x  1x  1x 

**Washford Farm Road,  
Ashford, Kent, TN23**

**OVER 60?**

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

*Wards*  
Helping you move forwards





## Main features

- Situated in a popular location
- Parking for two cars, with electric charge point
- Rear garden with converted shed, currently being used as an office
- Conservatory
- Perfect first time buy

## Accommodation

### GROUND FLOOR

Porch  
Hallway  
Lounge: 15'3 x 11'8 (4.65m x 3.56m)  
Kitchen: 10'4 x 5'5 (3.15m x 1.65m)  
Conservatory: 9'5 x 8'5 (2.87m x 2.57m)

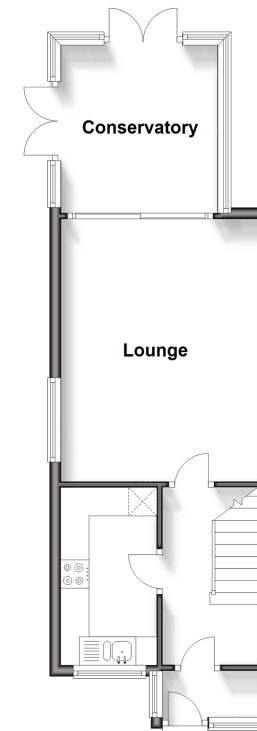
### FIRST FLOOR

Landing  
Bedroom 1: 11'8 x 8'9 (3.56m x 2.67m)  
Bathroom  
Bedroom 2: 10'5 x 8'5 (3.18m x 2.57m)

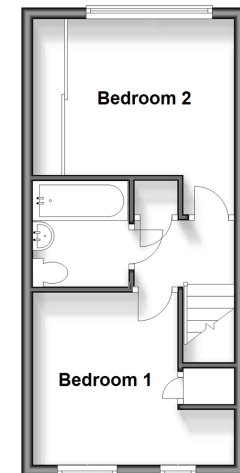
### OUTSIDE

Rear Garden  
Outbuilding: 16'7 x 7'6 (5.06m x 2.29m)  
Off-Road Parking

**Ground Floor**  
Approx. 38.1 sq. metres (410.4 sq. feet)



**First Floor**  
Approx. 28.0 sq. metres (301.4 sq. feet)



**Call Ashford - 01233 639531 ■ 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



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