



**Price**  
**£465,000**

**Freehold**

3x  2x  1x 

**The Marlowe,  
Chilmington Lakes,  
Great Chart, Ashford,  
Kent, TN23**



**Video Tour available**

**Wards**  
Helping you move forwards





## Main features

- **Bespoke, fitted kitchen with integrated Bosch appliances**
- **Our own state-of-the-art schools, including Chilmington Green Primary School which opened in 2021 and the Chilmington Green Secondary School, opening in 2025**
- **The development will boast an array of amenities, including a supermarket, restaurants, GP Surgeries, all opening in 2025**
- **Energy efficient 1420sqft home in a beautifully landscaped setting**
- **Super-fast fibre optic broadband**

## Accommodation

### GROUND FLOOR

Hallway  
Cloakroom  
Living/Dining Area/Kitchen: 34'9 x 14'9 (10.60m x 4.50m)

### FIRST FLOOR

Landing  
Bedroom 2: 14'9 x 12'11 (4.50m x 3.94m)  
Bathroom  
Bedroom 3: 14'9 x 8'5 (4.50m x 2.57m)

### SECOND FLOOR

Landing  
Main Bedroom: 25'8 x 14'9 (7.83m x 4.50m)  
En-Suite Shower Room

### OUTSIDE

Front & Rear Gardens  
Off-Road Parking



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

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details



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