



28 Wood Lane, Kingsnorth

Offers in Region of **£475,000**

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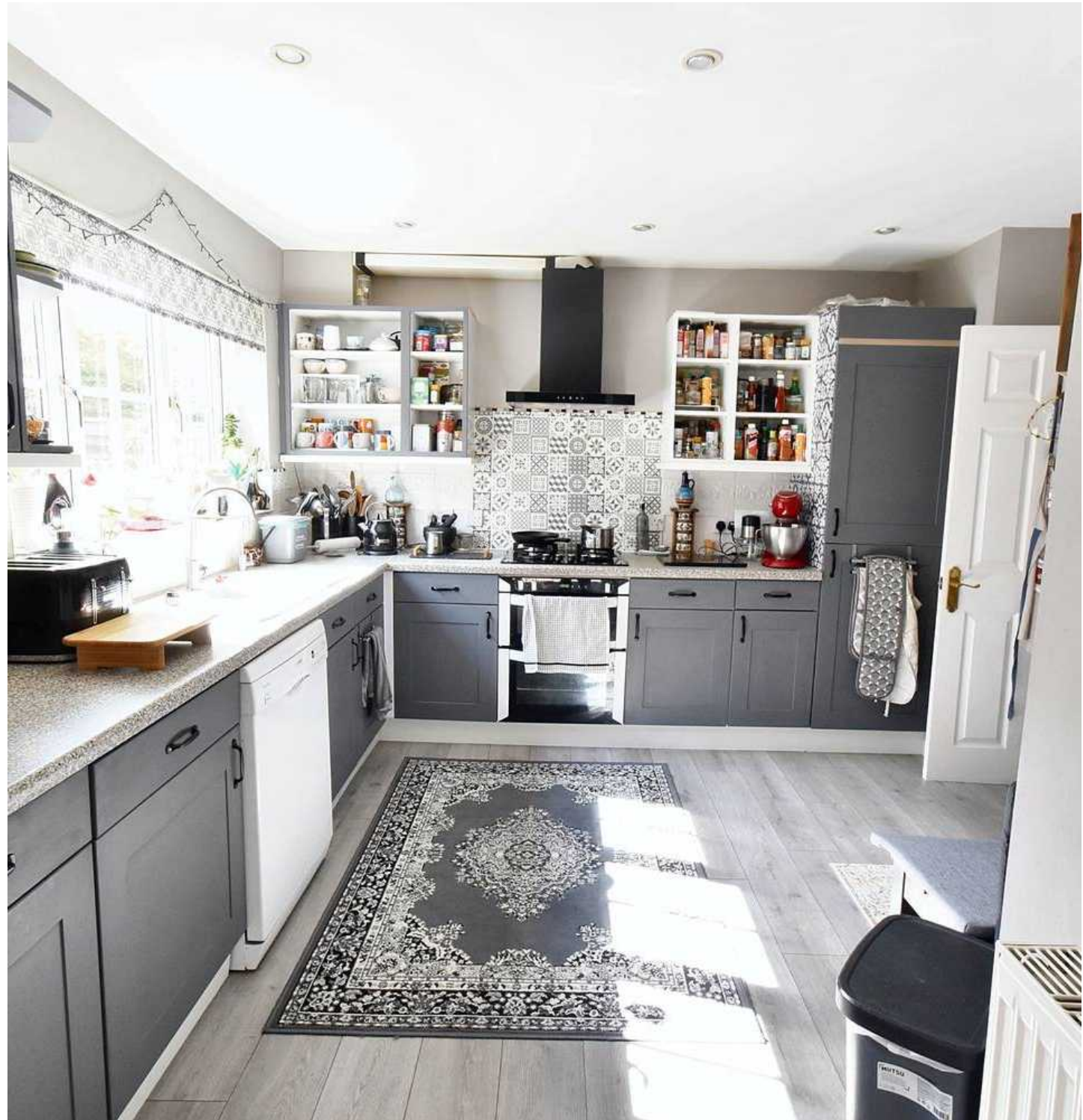
Kingsnorth, Ashford

Desirable detached family home in Park Farm with 4 double bedrooms (1 en-suite), spacious living areas, a garage, and well-maintained gardens. Ideal for outdoor entertaining, offering tranquillity, seclusion, and convenience with parking for 2 cars. A perfect blend of comfort, style, and practicality for a discerning buyer.

Council Tax band: F

Tenure: Freehold

- Detached Family Home
- 4 Double Bedrooms
- Garage with Driveway Parking
- Kitchen with Utility Room
- Lounge & Dining Room
- En-suite to Master Bedroom, Family Bathroom & Cloakroom
- Walking Distance to Furley Park Primary School
- Convenient Location for many Amenities
- Cul-de-sac in popular Park Farm location



Entrance Hallway

Benefitting from under stairs storage cupboard and stairs leading to first floor.

Cloakroom

Low level wc, wash hand basin and obscure window to front.

Lounge

15' 0" x 11' 7" (4.57m x 3.53m)

With window outlook to front and open fire place.

Dining Room

10' 7" x 10' 2" (3.23m x 3.10m)

With double doors leading through to rear garden.

Kitchen

13' 0" x 12' 3" (3.96m x 3.73m)

Good range of cupboards and drawers beneath mottled effect worktops, window to rear and door through to utility room. Gas hob with low level oven and overhead extractor fan. Space and plumbing for dishwasher, integrated fridge/freeze. Harvey's water softener unit.

Utility Room

Door leading to rear garden and further door leading to garage. Space & Plumbing for washing machine, stainless steel 1 and half bowl sink with mixer tap and drainer, wall mounted boiler. Space and electric point for tumble dryer, this space is currently being used as cupboard.

Landing

With airing cupboard, loft access and doors to bedrooms and family bathroom. Loft partly boarded for storage only.

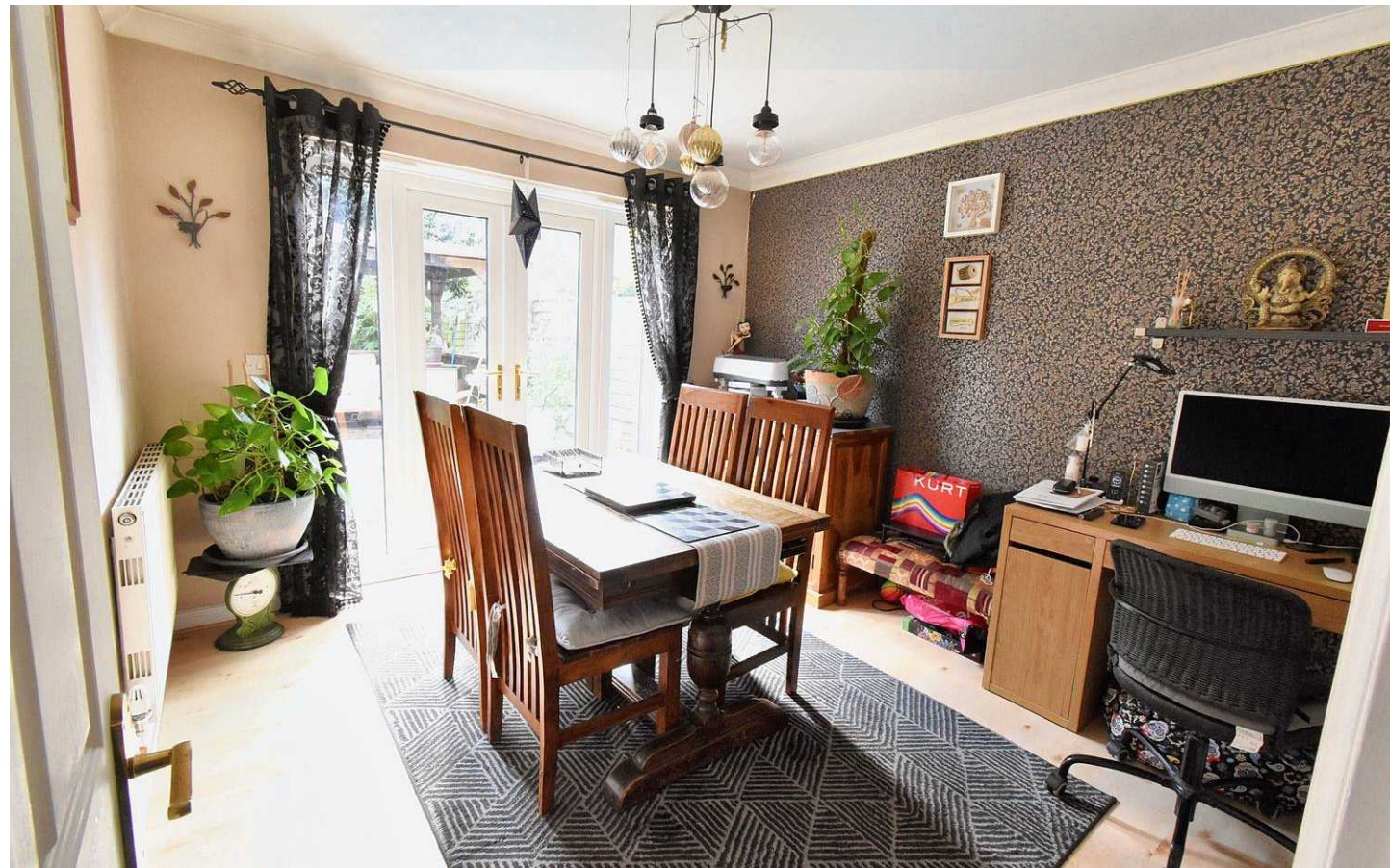
Bedroom

15' 2" x 11' 7" (4.62m x 3.53m)

With window to front and range of built in wardrobes.

En-suite Shower Room

With low level wc, pedestal wash hand basin, tiled shower cubicle with power shower installed, obscured window to front.



FRONT GARDEN

The front garden is laid to lawn with mature hedging and trees. Gated side access leading to rear garden.

REAR GARDEN

The rear garden is mostly laid to lawn with range of flower and shrub borders. There is also patio area and covered pergola as well as gated side access to front. To the side of the property is a recess which is handy for shed location. Metal Shed included.

DRIVEWAY

2 Parking Spaces

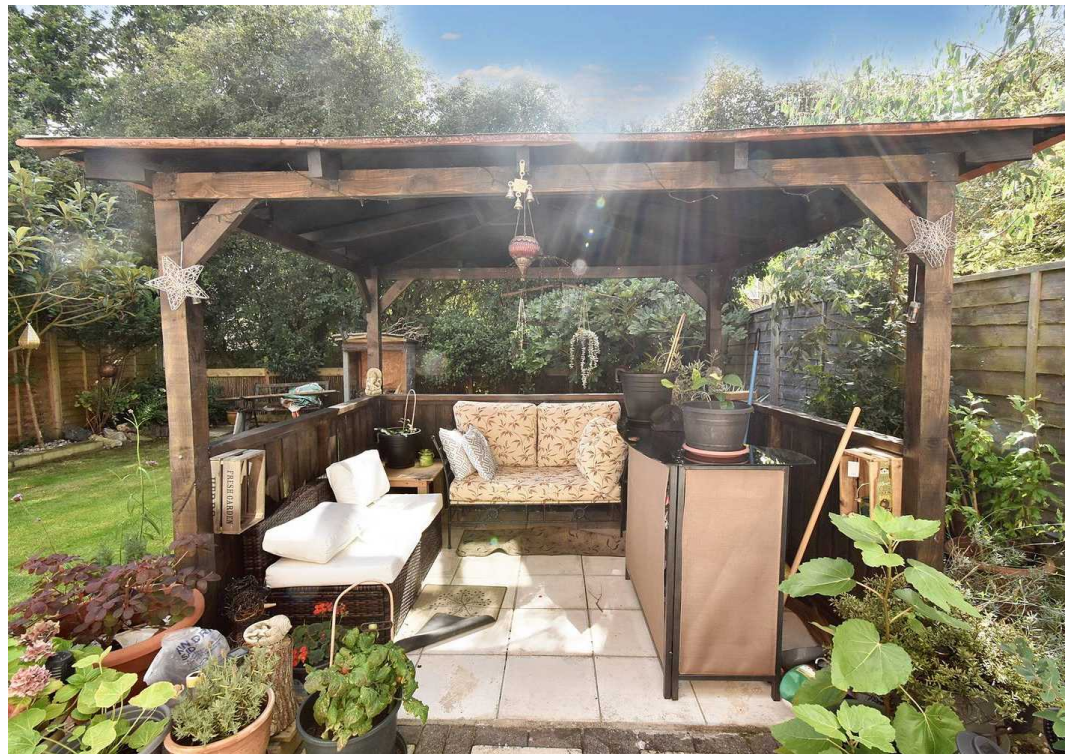
Tarmac driveway providing parking for 2 vehicles.

GARAGE

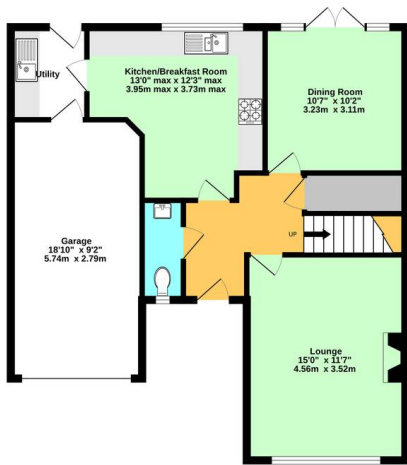
Single Garage

Garage with up and over door and personal internal door leading to utility room.

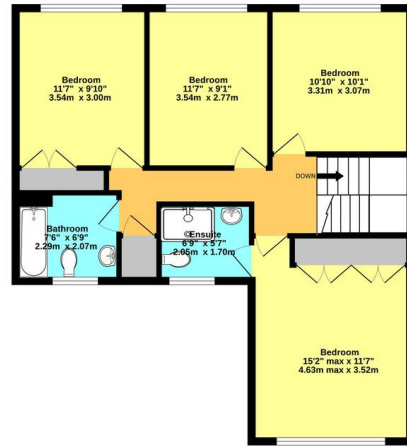




Ground Floor



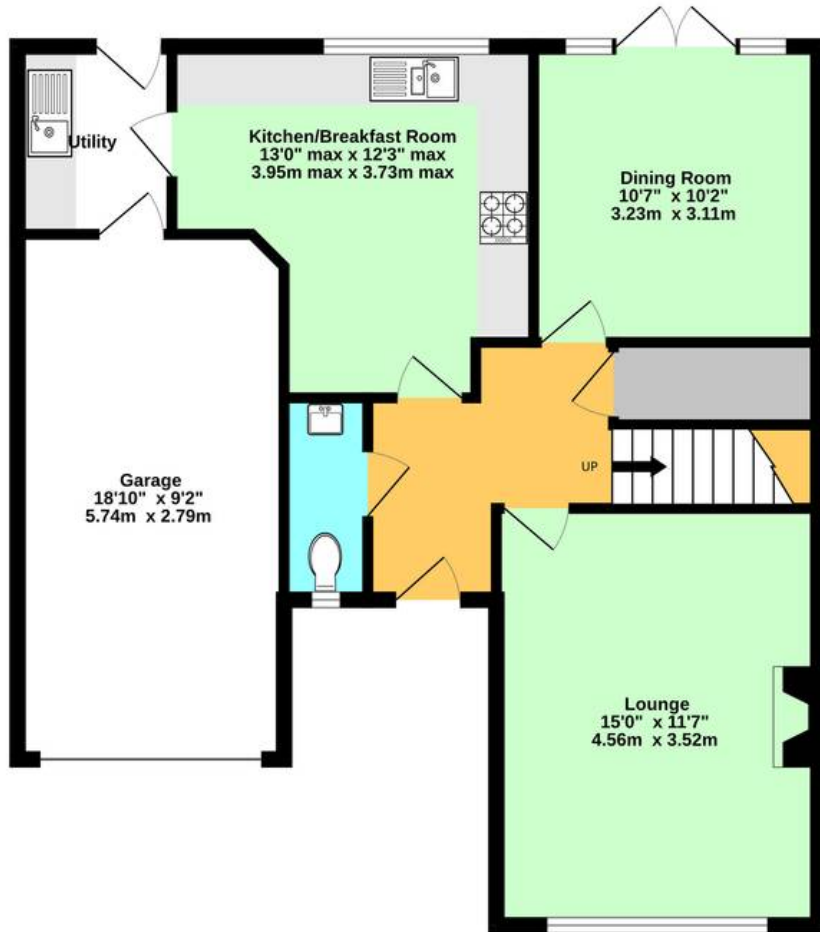
1st Floor



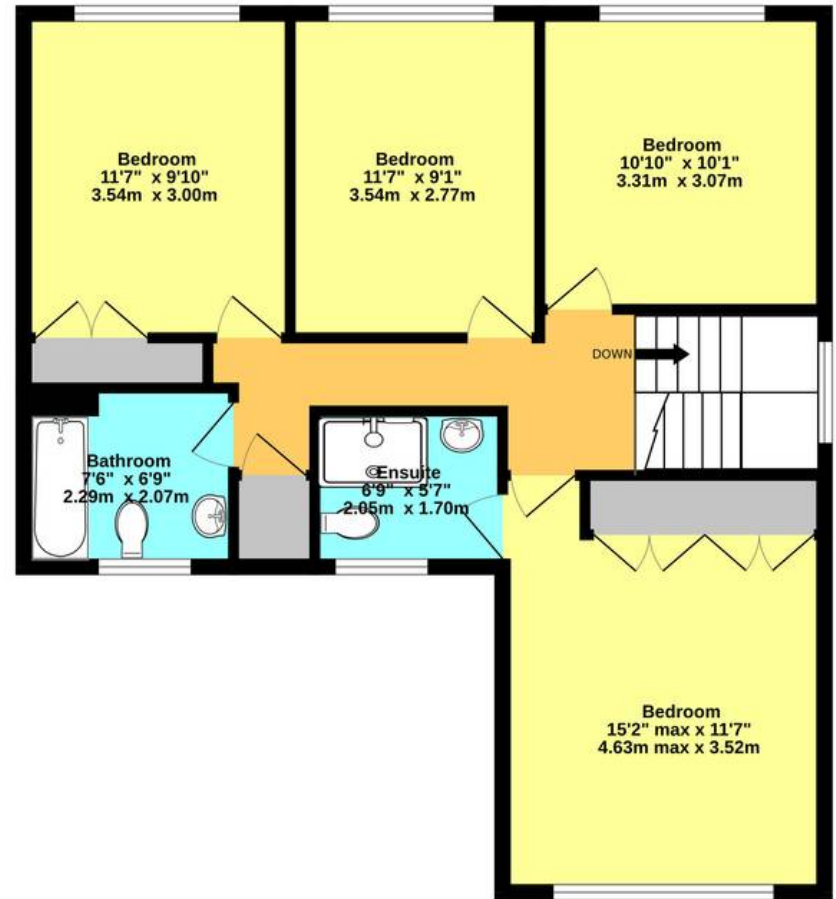
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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Ground Floor



1st Floor



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These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and purchasers are advised to satisfy themselves as to the working order and condition, if a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances. All measurements are approximate.

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