



7 Kingfisher Close, Sevington

Offers in Region of £575,000

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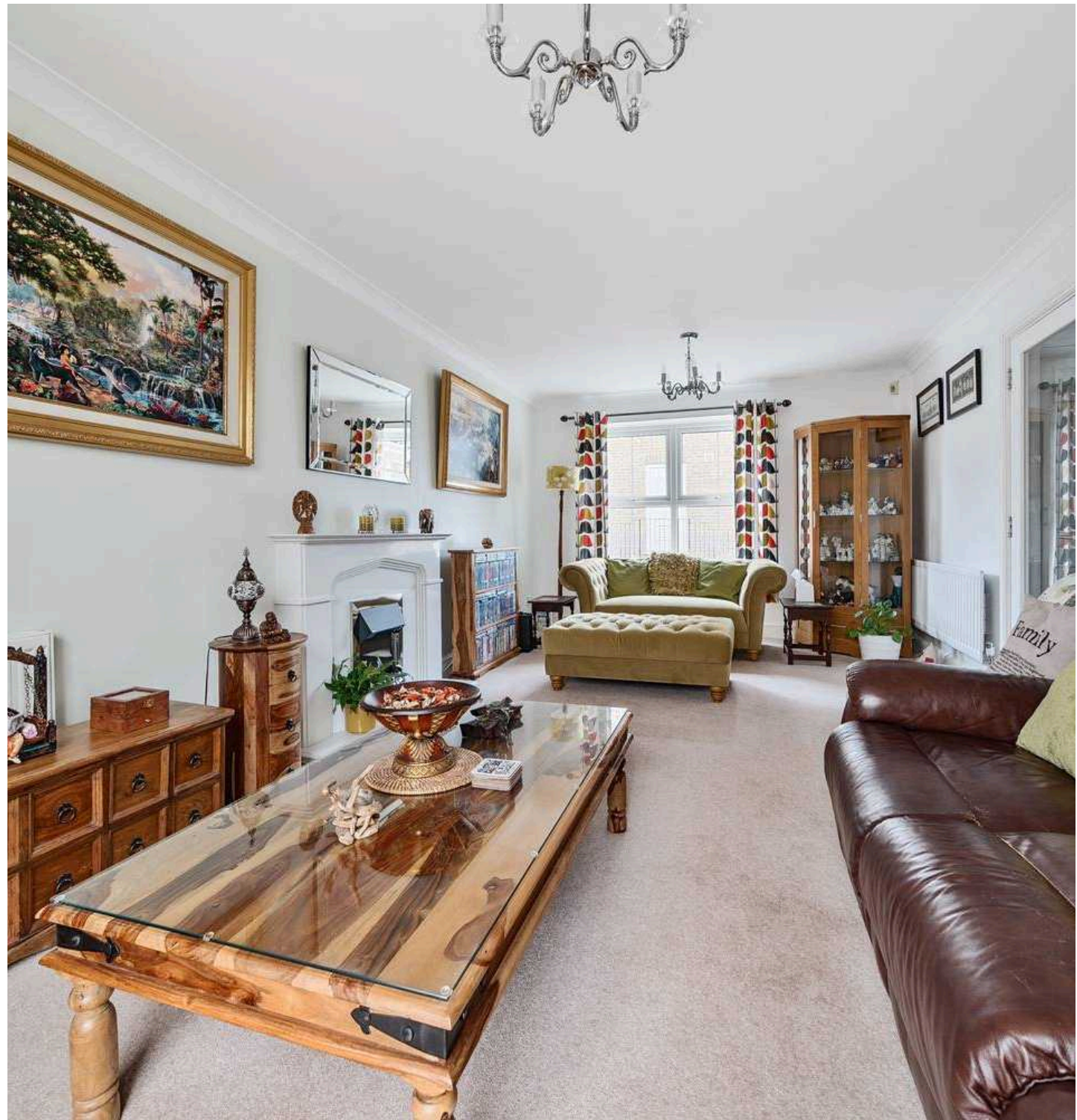
Sevington, Ashford

Exceptional detached 5/6 bed house in Sevington with 2 en-suites, converted garage to family room, modern kitchen, large garden with stream and patio, off-road parking for 4 cars. Ideal for family living and entertaining.

Council Tax band: F

Tenure: Freehold

- 5/6 Bedrooms
- Large Corner Plot with recently purchased Side Garden
- Two En-Suites
- Part Garage Conversion to Family Room
- Driveway Parking for 4 Vehicles
- Modern Kitchen/Breakfast Room
- Lounge & Dining Room
- Conservatory
- Convenient Sevington Location



Entrance Hall

Via porchway into hallway with stairs to first floor with storage space under, further storage cupboard, telephone point.

Family Room

16' 6" x 7' 9" (5.03m x 2.36m)

Double glazed windows to front and rear, carpet and door to garage.

Cloakroom

Low level wc, wash hand basin with storage cupboards below, wall mounted ladder towel rail, double glazed window to side.

Kitchen/Breakfast Room

19' 11" x 8' 10" (6.07m x 2.69m)

Range of units comprising cupboards and drawers beneath Maia work surfaces, matching wall units with lighting under, double oven unit with additional built in microwave, integrated dishwasher and fridge/freezer, space and plumbing for washing machine and tumble dryer, ceramic Villeroy & Boch sink unit with waste disposal unit, 4 ring gas hob with extractor hood over, door to side and double glazed window to rear

Dining Room

9' 10" x 9' 4" (3.00m x 2.84m)

Double glazed window to rear, laminate flooring, radiator.

Lounge

20' 0" x 8' 10" (6.10m x 2.69m)

Double aspect with double glazed window to front and French doors to conservatory, TV & telephone points, radiators and carpet.

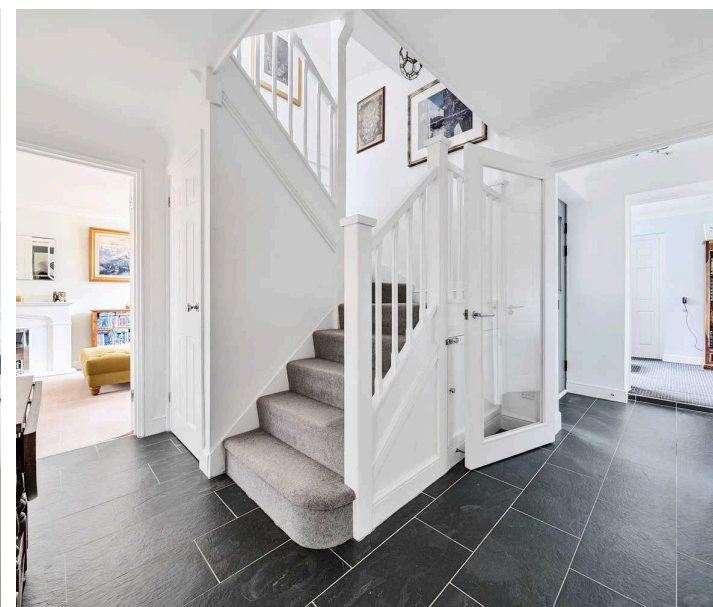
Conservatory

18' 1" x 8' 8" (5.51m x 2.64m)

Upvc construction and dwarf brick wall base, French doors to garden, radiator and tiled flooring.

Landing

Stairs to second floor, airing cupboard housing hot water tank, carpet.



REAR GARDEN

The gardens of the property have been extended to the rear and is mainly laid to lawn with a wide range of mature trees, plants and shrubs. There is also a small stream that runs across the garden with bridge across to lawn area. A large patio area is ideal for outdoor entertaining and BBQ's. There is further space to the side on a split level with patio slabs to the higher part and a hot tub area and large garden to the lower.

GARDEN

Recently purchased side garden, laid to lawn with shrub borders and timber shed.

GARAGE

Single Garage

With up and over door and personal door to family room.

DRIVEWAY

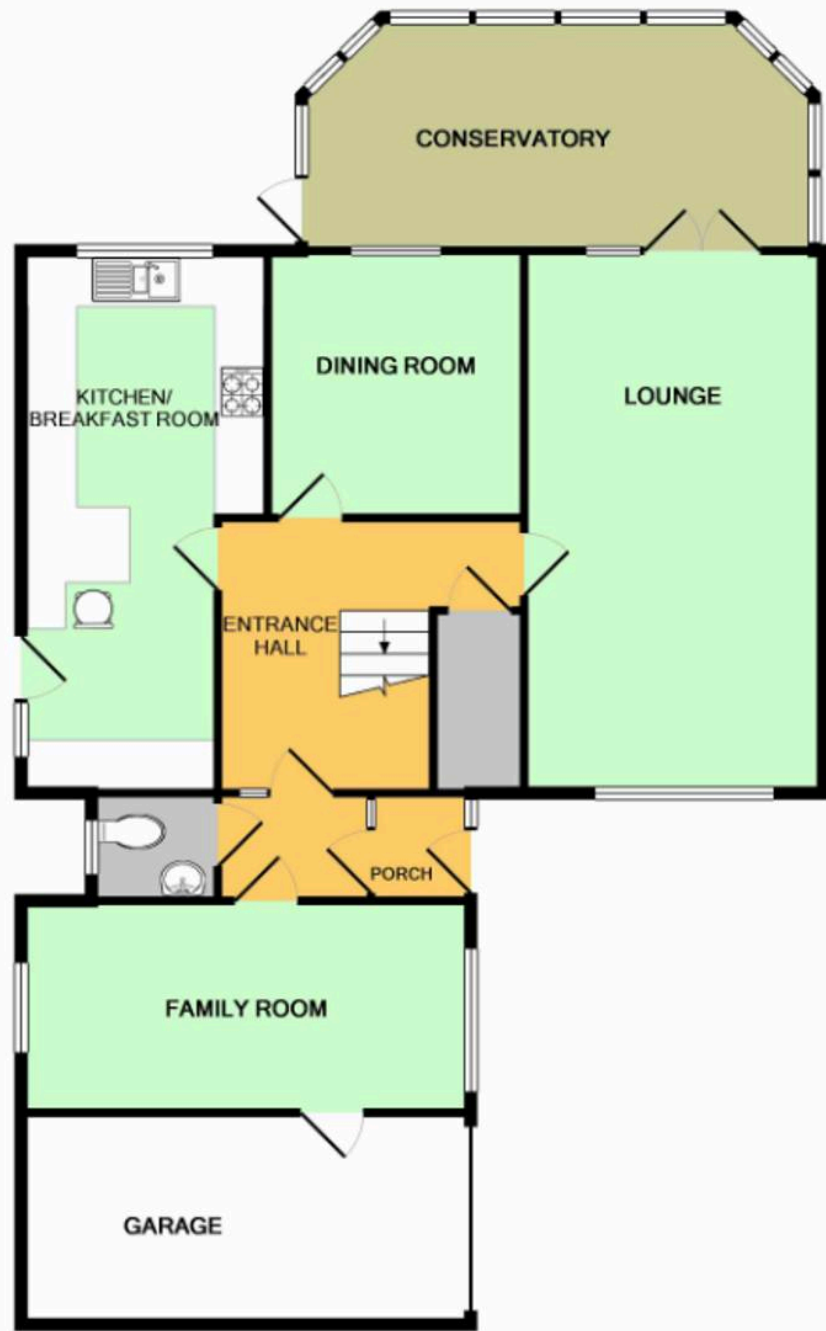
4 Parking Spaces

The front is hardstanding providing off road parking for up to four cars.





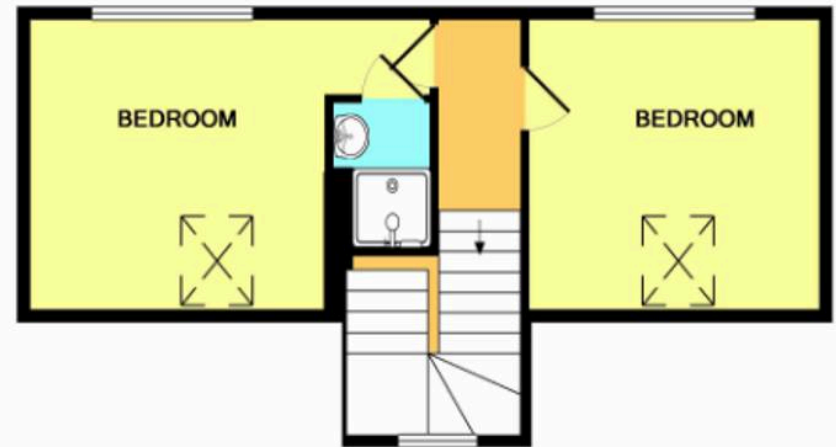




Ground Floor



1st Floor



2nd Floor

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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