



13 Christopher Bushell Way, Kennington
£550,000

13 Christopher Bushell Way

Kennington, Ashford

A Superb Four-Bedroom Detached Home in the
Highly Desirable Kennington Area
Council Tax band: F

Tenure: Freehold

- High quality fitted kitchen and utility room with quartz work surfaces
- Stunning orangery extension with underfloor heating
- Substantial detached home in a peaceful and private Kennington location
- Great position for families and for commuters
- Detached double garage, ample parking.
- Well proportioned bedrooms and receptions rooms



Hallway

Spacious hallway with stone effect tiling connecting the downstairs reception rooms. Cloakroom. Stairs to second floor accommodation.

Cloakroom

Part tiled. Low level wc and wash basin.

Sitting Room

21' 5" x 11' 11" (6.54m x 3.62m)

Wooden flooring throughout . Downlighting . Double aspect windows to side and front. Radiators. Power sockets including wifi fittings. French doors leading to garden.

Dining Room

13' 11" x 10' 1" (4.23m x 3.07m)

Wooden flooring, downlighting. Radiator. Window to the front.

Kitchen/ Breakfast Room

15' 5" x 10' 11" (4.69m x 3.34m)

Fabulous entertaining space. The heart of any family home. Spectacular modern finish with quartz work surfaces. Range of cupboards and drawers beneath worksurfaces and additional wall mounted units. Large sink unit. Tiled flooring throughout leading to the utility room and the superb Orangery

Orangery

12' 9" x 11' 11" (3.89m x 3.64m)

This delightful space ideal for year round use. Including under floor heating and an impressive atrium that floods the room with light in addition to downlighting for darker evenings.

Utility Room

A useful and practical space that every family needs. Space and housing for washing machine and dryers. Double sink. Side access to the garden.

Master Bedroom

12' 4" x 18' 0" (3.77m x 5.49m)

Master bedroom with en suite. Built in wardrobes. Window to the front.





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12' 4" x 18' 0" (3.77m x 5.49m)

Master bedroom with en suite. Built in wardrobes.

Window to the front.

Bedroom Two

12' 4" x 11' 11" (3.75m x 3.64m)

Spacious bedroom, built in wardrobes. Window to the front.

Bedroom Three

12' 4" x 11' 11" (3.75m x 3.64m)

Generous third bedroom. Window to the rear

Bedroom Four

9' 10" x 9' 1" (3.00m x 2.77m)

Midsize bedroom. Inbuilt storage. Window to the rear

Family Bathroom

Part tiled. Low level wc, hand basin, bath with shower.

Opaque glass window to the rear of the property

Garden

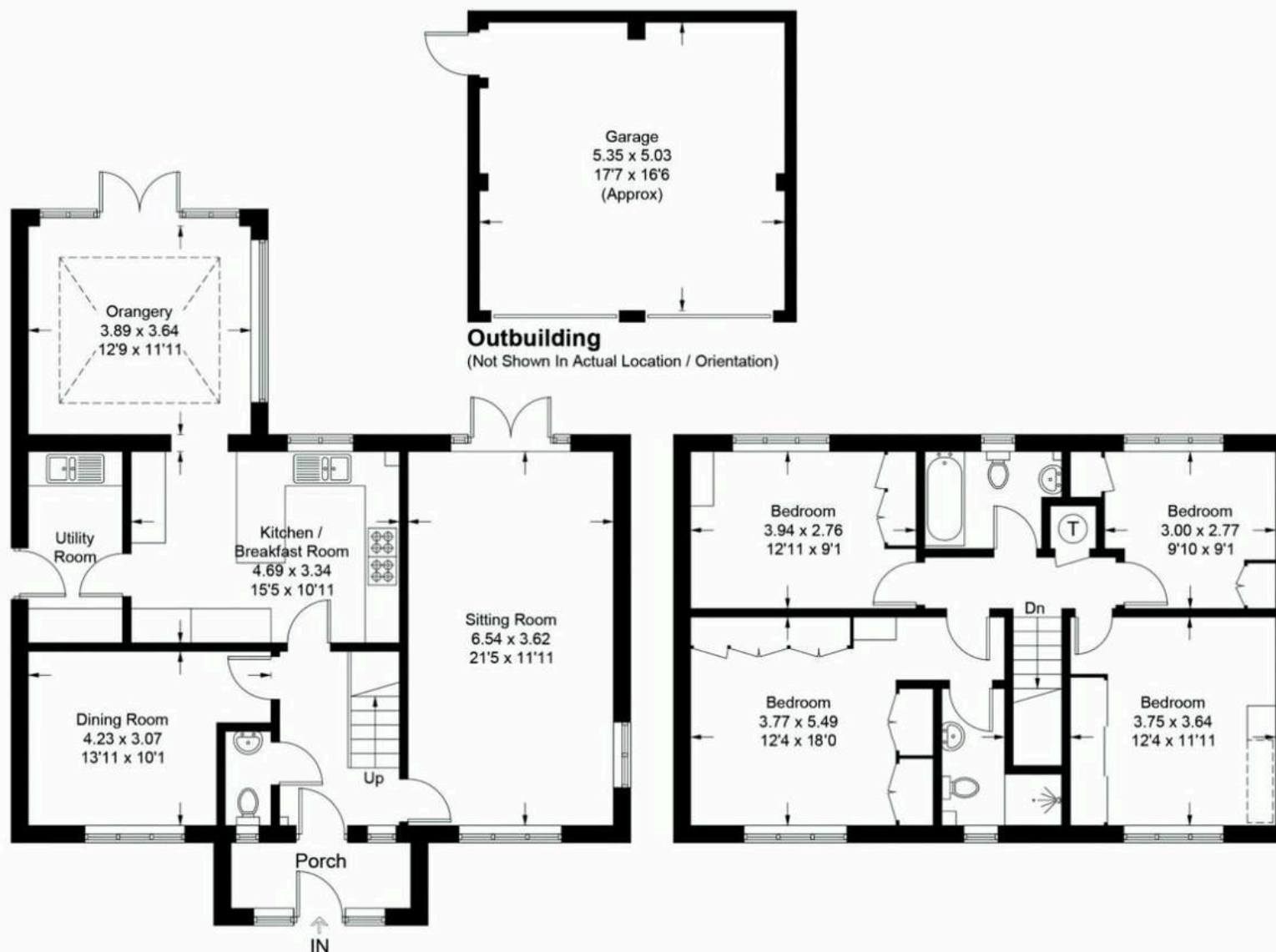
Generous size patio area. Low maintenance artificial lawn. Raised flowerbeds to the rear of the garden.

Double Garage

Double up and over metal doors. Light and power.



13 Christopher Bushell Way, Little Burton Farm, Kennington, Ashford



Ground Floor - 88.2 sq m / 949 sq ft

First Floor - 67.1 sq m / 722 sq ft

Approximate Gross Internal Area = 155.3 sq m / 1671 sq ft

Garage = 27.0 sq m / 289 sq ft

Total = 182.3 sq m / 1960 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1144335)

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