



4 Cosway Cottage Bonnington Road, Bilsington

In Excess of £350,000

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Bilsington, Ashford

Charming 3-bed semi-detached in Bilsington with stunning rural views. Well-presented, family-friendly layout, rear garden backing onto farmland. Features double glazing, oil heating, solar panels for energy savings. Offered with NO CHAIN. Ideal countryside retreat.

Council Tax band: C

Tenure: Freehold

- 3-bedroom semi detached house
- Views across farmland from every window
- Well presented throughout
- Potential for off-street parking in the future
- Generous rear garden
- Bilsington village location
- Oil fired central heating
- NO ONWARD CHAIN



Hallway

Composite door to the front, staircase to the first floor, door into Living Room, radiator, Parquet flooring.

Living Room

12' 4" x 26' 4" (3.75m x 8.02m)

Sliding patio doors and window to the garden, two radiators, Parquet flooring. Door to kitchen.

Kitchen

12' 2" x 7' 1" (3.72m x 2.17m)

Window to the front, matching wall and base units with tiled work surfaces over, inset stainless steel sink/drain, free-standing electric cooker, space for under-counter fridge, radiator, tiled splash back, vinyl flooring.

Rear Lobby

Door to the garden, door to WC, door to utility, quarry tiled flooring.

Cloakroom

WC, window to the rear, quarry tiled flooring.

Utility Room

Window to the side, large walk-in shower with thermostatic shower, space and plumbing for washing machine, tumble dryer and freezer. Radiator, quarry tiled flooring.

Landing

Window to the front, loft access with ladder, airing cupboard housing hot water cylinder, built-in cupboard, doors to each bedroom and bathroom.

Bedroom 1

12' 11" x 9' 11" (3.94m x 3.02m)

Window to front, built-in over-stairs cupboard, radiator, laminate wood flooring.

Bedroom 2

11' 7" x 9' 1" (3.52m x 2.76m)

Window to the rear, shelved recess, radiator, fitted carpet.

Bedroom 3

6' 9" x 9' 10" (2.06m x 3.00m)



FRONT GARDEN

Enclosed front garden, mostly laid to lawn with pathways leading to the front door and gated side access, with planted shrubs and enjoying an open outlook across farmland to the front.

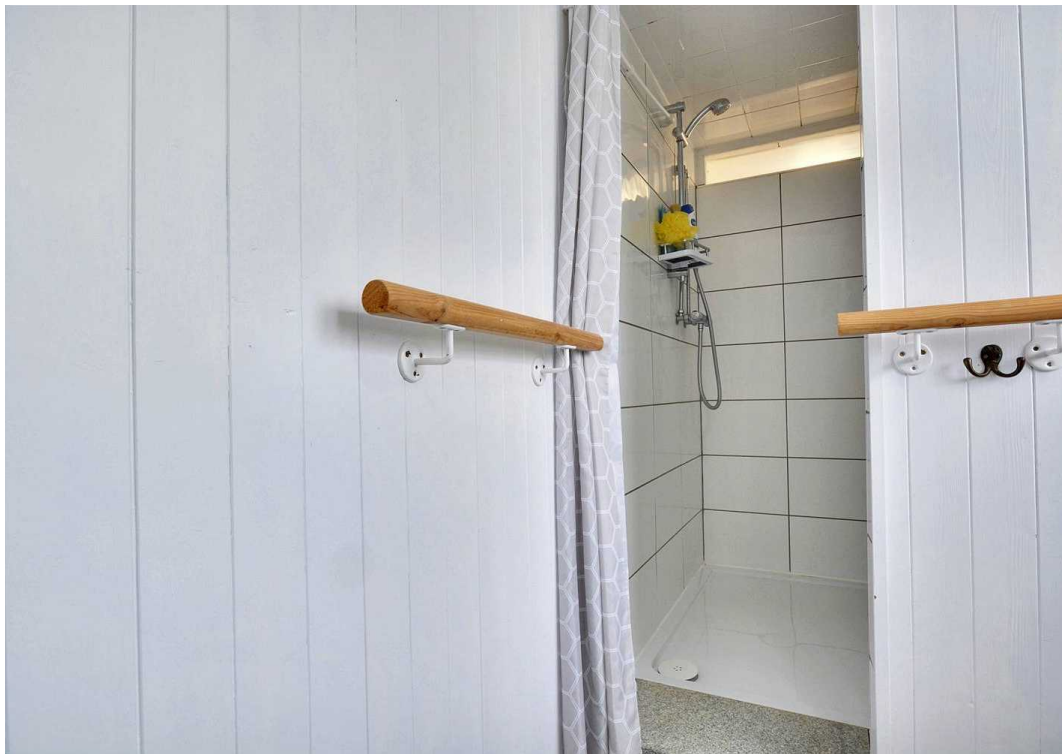
REAR GARDEN

Generous garden, extending to approx 100ft, backing onto farmland. Mostly lawned with a raised deck seating area adjacent to the rear of the house. Fenced and hedge boundaries with gated side access. Garden shed and workshop (with power connected). Outside lights, power and tap.

ON STREET

On road parking available just a short walk from the house.





Ground Floor

Approx. 52.2 sq. metres (562.0 sq. feet)



First Floor

Approx. 40.4 sq. metres (434.6 sq. feet)



Total area: approx. 92.6 sq. metres (996.6 sq. feet)

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.

Andrew & Co Estate Agents - Ashford

01233 632383

info@andrewandco.co.uk

