

83 Greenfields, Sellindge

Guide Price **£400,000**

Skippers

83 Greenfields

Sellindge, Ashford

Spacious extended 3-bed semi in Sellindge with large lounge, kitchen/diner, utility, garage, garden, outbuildings and parking. Village location with easy access to Ashford and Kent.
Council Tax band: B

Tenure: Freehold

- Located in desirable Sellindge, the property offers village living with convenient access to Ashford, Folkestone, the M20, Ashford International station and the Channel Tunnel.
- Well established garden features a lawn, mature shrubs, fruit trees, a large patio, shed and outbuildings with potential for alternative use.
- A driveway provides parking for three cars, while the garage includes an electric door, power, lighting, log burner and additional storage.
- The property benefits from both a ground-floor shower room and a first-floor family bathroom.
- A useful utility room/snug provides space for laundry appliances, a Worcester boiler and direct access to the garden.
- The kitchen/diner includes integrated appliances, a breakfast bar, double sink and space and plumbing for an American-style fridge freezer
- The generous lounge features a dual-fuel wood burner, creating a warm and welcoming space for relaxing and entertaining.
- This extended three-bedroom semi-detached house offers spacious and versatile accommodation, making it an ideal family home.



Entrance Porch
The property is approached via a double-glazed front door leading into the entrance porch, with attractive laminate flooring and a radiator. A further doorway leads through into the welcoming central hallway.

Entrance Hallway
The hallway provides access to both the lounge and kitchen/diner and benefits from laminate flooring and a radiator, creating a practical and welcoming entrance to the home.

Lounge
A lovely generously proportioned lounge offering plenty of space for comfortable family living and entertaining. The room features carpeted flooring, spot lighting, radiators and a particularly attractive dual-fuel wood-burning stove, creating a warm and inviting focal point. The generous proportions provide flexibility for a variety of furniture arrangements.

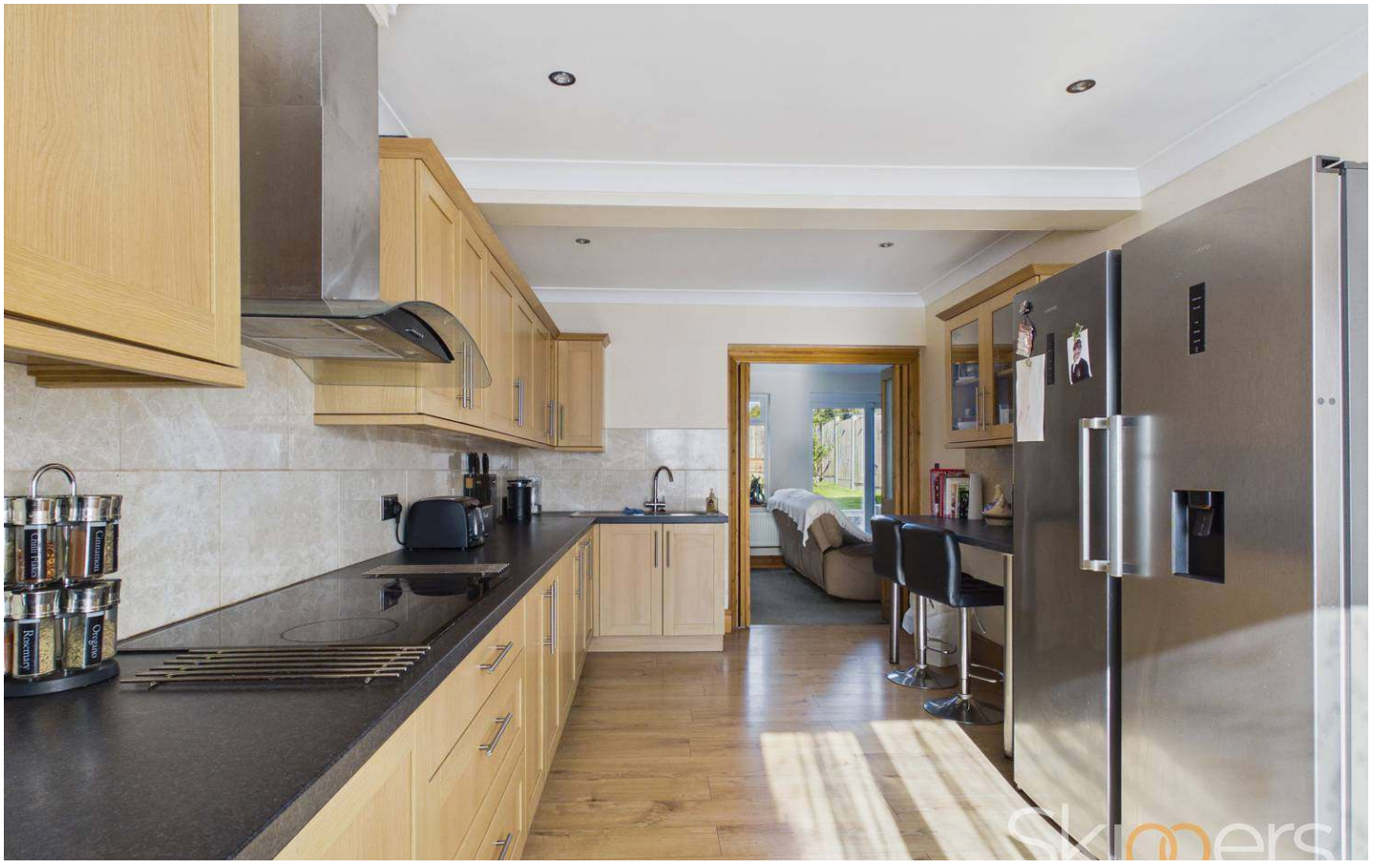
Kitchen diner
The kitchen/diner provides a fantastic family and entertaining space, fitted with spot lighting and a double glazed window overlooking the front. There is a useful breakfast bar area, integral dishwasher, integral electric oven, five-ring hob and extractor, together with space for a fridge freezer and plumbing for an American-style fridge freezer. A double sink with drainer completes the practical kitchen area, while the dining space provides ample room for a family dining table and chairs.

Utility Room / Snug
Leading from the kitchen is a versatile utility room/snug, offering a useful additional reception or practical working space. The room benefits from a radiator, double-glazed window, laminate flooring and space and plumbing for both a washing machine and tumble dryer. The Worcester boiler is also located here, while double-glazed patio doors provide access to the garden.













Ground Floor Shower Room
A well-appointed ground floor shower room, fully tiled for ease of maintenance and fitted with a low-level WC, wash hand basin and electric shower. This is a particularly useful addition for family living and guests.

First Floor Landing
The first-floor landing is carpeted and benefits from a radiator and double-glazed window. There is also access to the loft, which is partly boarded and benefits from power, lighting and a fitted ladder, providing useful additional storage.

Family Bathroom
The family bathroom is fitted with a low-level WC, wash hand basin with useful storage beneath and a bath with an electric shower over. The room has practical lino flooring and provides a functional family bathroom.

Master Bedroom
A spacious principal bedroom with carpeted flooring, radiator and a large double-glazed window providing plenty of natural light. A built-in wardrobe offers useful integrated storage while the room provides ample space for a substantial bedroom suite.

Bedroom
Another comfortable double bedroom benefiting from carpeted flooring, radiator, double-glazed window and a built-in wardrobe. The room offers excellent flexibility as a second bedroom, guest room or home office.

Bedroom
The third bedroom is a versatile room with carpeted flooring, radiator, double-glazed window and built-in wardrobe. It would make an ideal child's bedroom, study or additional home-working space.







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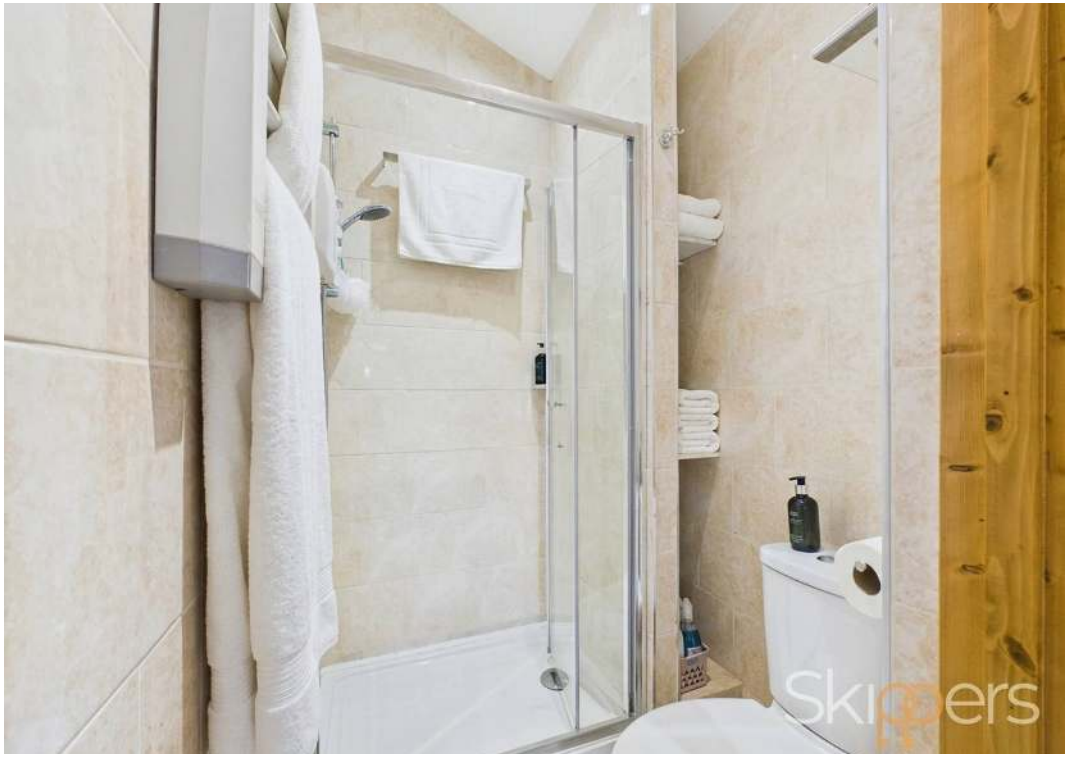
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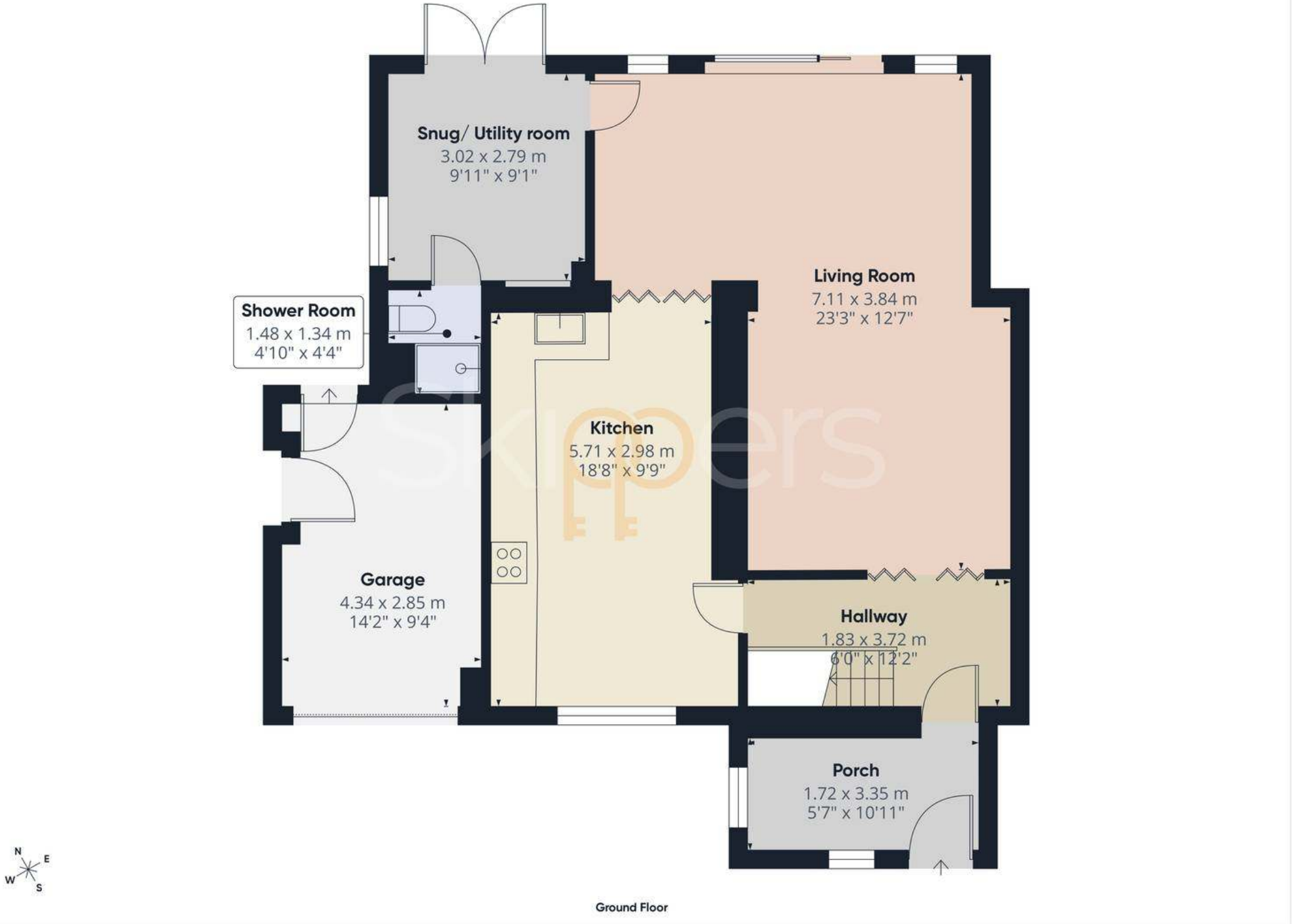
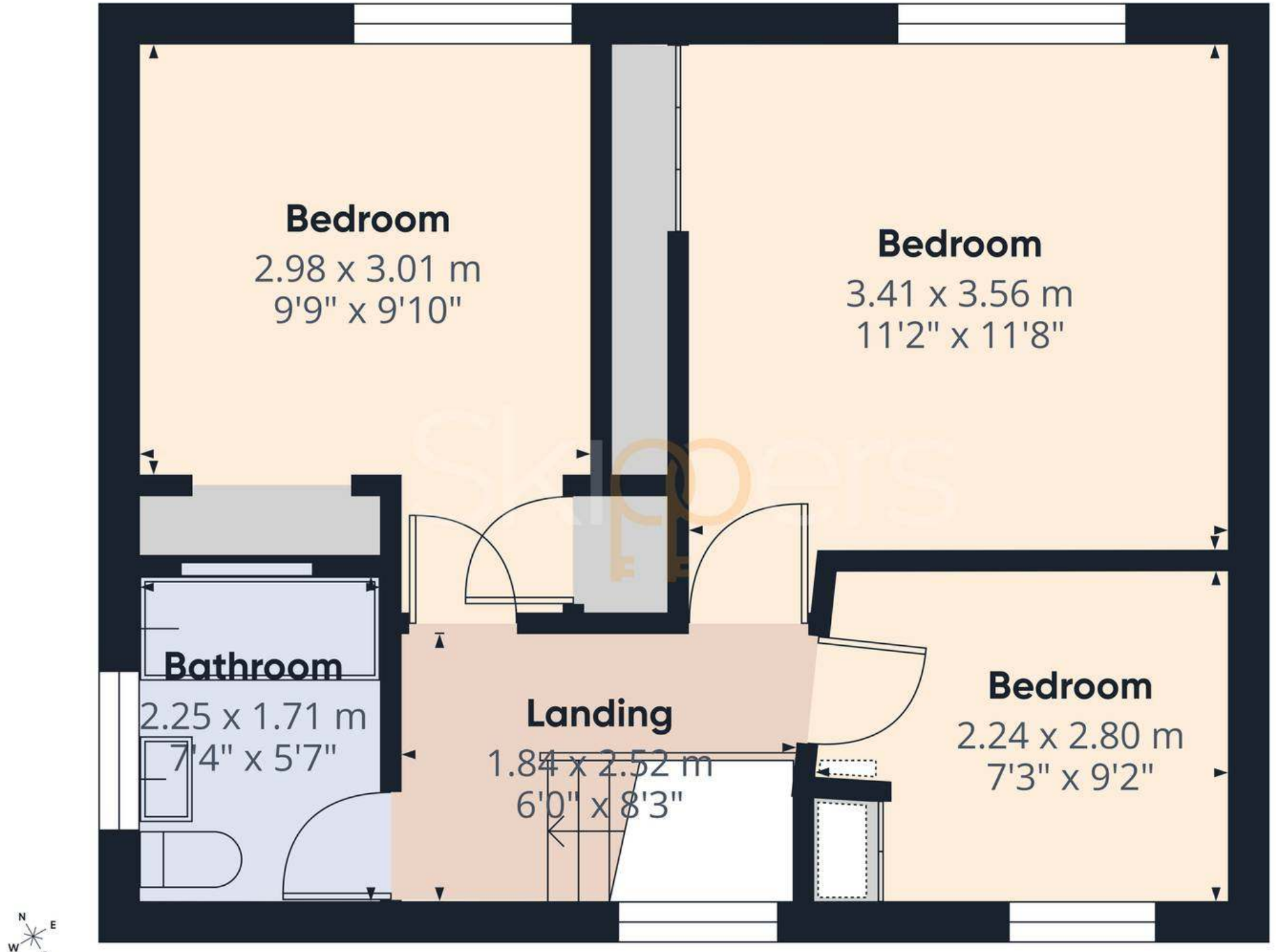


Ground Floor


Bedroom
2.98 x 3.01 m
9'9" x 9'10"
Bedroom
3.41 x 3.56 m
11'2" x 11'8"
Bathroom
2.25 x 1.71 m
7'4" x 5'7"
Landing
1.84 x 2.52 m
6'0" x 8'3"
Bedroom
2.24 x 2.80 m
7'3" x 9'2"
N
E
W
S

First Floor



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