

Crop Lane, Bridgefield, Ashford

OIRO : Asking Price £375,000



"Delightful, 3 bedroom semi-detached, Occupying field-views to front elevation + Carport parking."



Trying to find a property that you can move straight into? A home that you can simply lock up and leave, in a popular modern development. What about this gem of a 3 bedroom semi detached home in Bridgefield, that has open field views to the front elevation? Brought to the market in as close to show home standard as you can get, with new carpets & having been freshly decorated, it's ready to move into now. This home offers both easy access to the Ashford town centre & the Highspeed rail links to London.

Behind the homes well kept exterior, is a flexible & functional property, offering comfortable living arrangements for a growing family looking to plant their roots. Wander in through your front door, and discover an entrance hall, which leads to a large and bright separate reception room located at the rear of the home, boasting a charming media wall, distinctive place to dine, and relax whilst offering ample floor space. A handy storage cupboard beneath the stairs - as well as patio doors that lead into the rear garden compliment this home well. At the front of the home is where you'll find the kitchen that offers a generous helping of wall and base units with appliances within as well as a charming picture window to the front to flood this space with natural light overlooking the fields to the front elevation. Further to the ground floor there is a handy ground floor downstairs toilet, which has also had added built in storage, a staple addition of the family home.



The stairs rise from the entrance hall where you will discover the homes three spacious bedrooms, and family bathroom. The guest bedroom is generous in floorspace, offering built in storage, to ease the need for free standing furniture. Bedroom three is also a good sized bedroom, which is more than comfortable for a double bed, or bunk beds for the little ones - equally utilised as a study for those that need to work from home. Bedrooms 2 & 3 are serviced by the large bathroom, finished in a modern tile with shower over bath. Finally, finishing the accommodation well, is the large master bedroom with windows over looking that beautiful rear garden. This room offers again generous floor space and also a modern tiled en-suite shower room & fitted wardrobes too.

Externally, the rear garden is well generous in comparison to other homes on the estate, with a decent sized lawn area and 'alfresco' dining area' which has been created by the current owners. The garden path leads to the side gate where you'll have easy access into the car-port & driveway, there is space for 2/3 vehicles on the drive. We feel that the home is being brought to the market in good decorative order in our opinion and would suit a number of different buyers, from people looking to up size and take advantage of a larger home with flexible living arrangements, or those looking to make a home in the popular development close to local amenities.



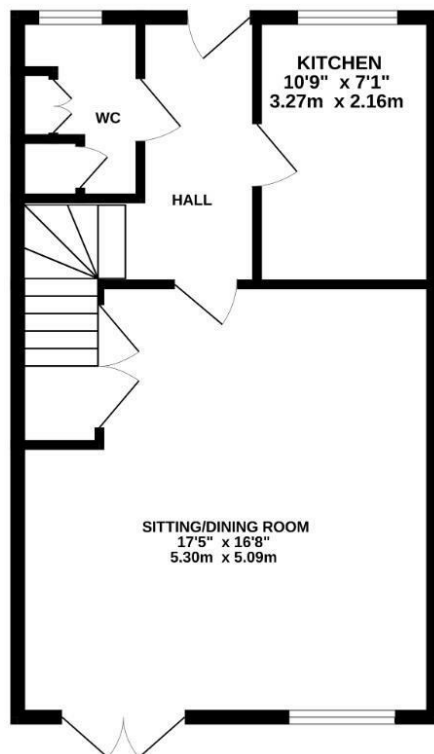
Bridgefields in situated within easy reach of the town centre, International railway station and M20 Motorway. The property is also walking distance to a local shop and playground.situated on the highly sort after Bridgefield development which is located against a woodland backdrop, yet lies within easy reach of Ashford's high street shops, boutiques, bars and leisure facilities along with high speed rail connections to London (St Pancras within 38 minutes) and the Continent (Paris within a couple of hours via Eurostar). A good choice of primary and secondary schools are also close by. In the Park Mall and County Square you'll find a wide range of well-known High Street stores and local independents as well. In addition there is the newly opened Ashford Picture House, If you are a dedicated shopaholic, imagine the temptations that await you at the McArthur Glen designer outlet and the Bybrook and Evegate Barns. Furthermore, the M20 gives you direct access to the Lakeside and Bluewater shopping centre. Or perhaps if a more upmarket shopping centre like the Westfield shopping centre located at Stratford is more your thing then all you need is a high speed journey from Ashford International.



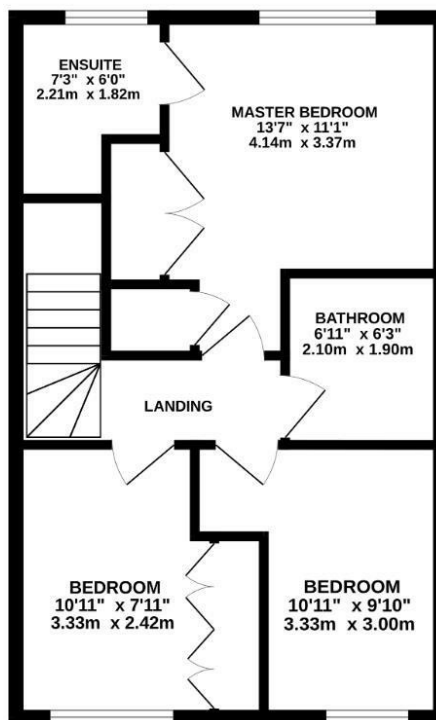
- A Beautifully presented, Modern 3 bedroom semi-detached home
- Presented in 'show-home' like conditions throughout
- Carport & Driveway providing parking for 2/3 vehicles
- Modern kitchen to front of home boasting unspoilt green views
- Guest bedroom boasting in-built storage + Modern family bathroom
- Envious position within the estate, with far-reaching fields views
- Landscaped rear garden which now offers further out-door dining space
- Large open-plan lounge/diner to rear with media wall & patio doors
- 3 Well proportioned bedrooms, with principal boasting en-suite shower room
- EPC Rating: B (84) - Council Tax Band: D - Estate fee: £280.00pa approx



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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Viewings

Please contact ashford@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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 the 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.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.