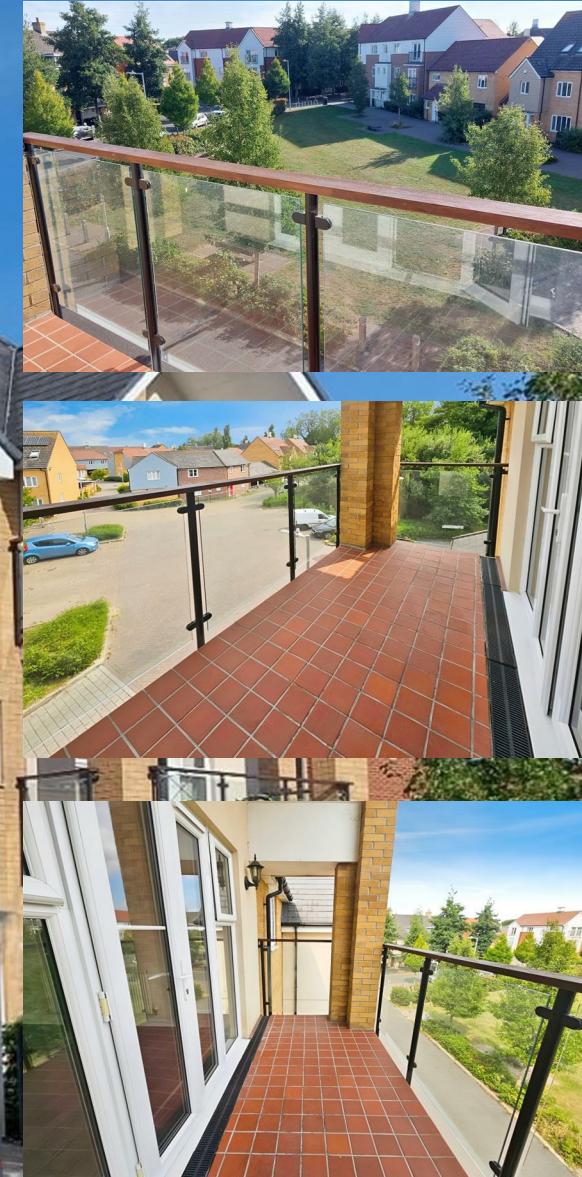


Ronald Eastwood Row, Ashford, TN23 3SD
Offers In The Region Of £190,000



- Spacious 2 Bedroom Top Floor Apartment - NO ONWARD CHAIN
- Open-plan lounge/diner with kitchen
- Two bedrooms and main bathroom
- Service charge: £230.00pcm - Estate fee: £246.00pa
- Lease length: 112 yrs :- Ground rent: £365.00

- Lovely Balcony area, ideal for a table and chairs
- Allocated parking space (Covered carport)
- Reception room boasting patio doors
- Quiet, Popular Repton Park cul-de-sac
- EPC: (80) C Council Tax Band: B

Ronald Eastwood Row, Ashford, TN23 3SD



Hunters are pleased to present to the market this well appointed two bedroom top floor apartment with carport parking within the sought after location of Repton Park.

The accommodation compromises of a spacious lounge dining room that offers dual aspect windows with large french doors leading out to your very own balcony, ideal for breakfast and coffee on a warm morning. The lounge/diner flows nicely into the well appointed kitchen with integrated appliances and modern oak effect cabinetry boasting plenty of counter space along with a good array of base and wall units.



From the hall you will gain access to the two bedrooms and main bathroom, as well as a very large storage cupboard. Both rooms are well proportioned and provide space for free standing furniture. Both rooms are serviced by the main bathroom, which consists of bath with overhead shower, wash hand basin and W/C.

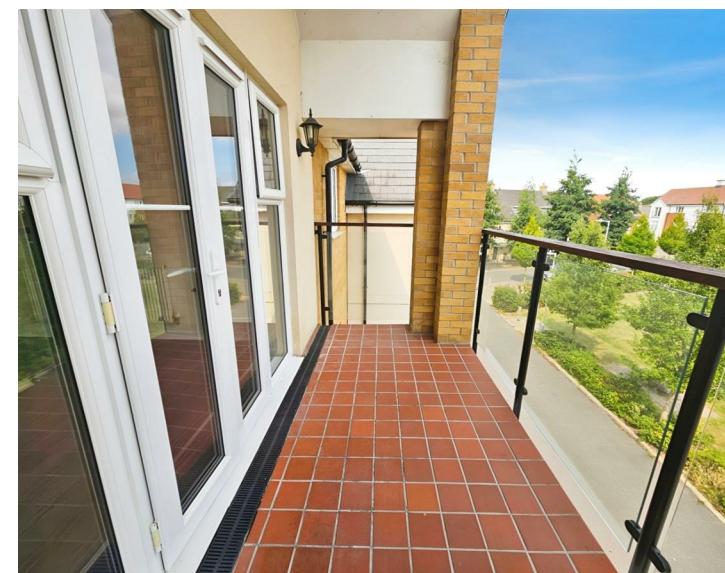
Externally the property boasts a covered parking space for one vehicle, as well as residential access to the bin and bike store. There is also ample visitor parking bays within the area.

The flat is located within the extremely popular area of Repton Park, just outside of Junction 9 of the M20. Repton Park is located approximately 2 miles to the north west of Ashford's Town Centre and affords easy access to the motorway. Repton Park benefits from public transport links to the Town Centre and International Train Station with regular services to London St Pancras and the Continent. Also within walking distance are the popular Godinton Park and Repton Park Primary Schools as well as the New Chimneys pub & restaurant.

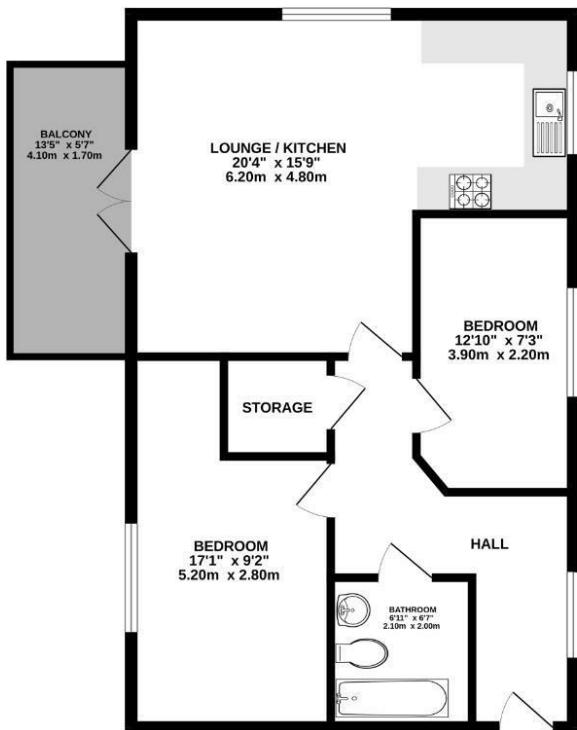
All mains services connected, but none have been tested by agent.



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GROUND FLOOR



Whilst every effort has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, chimneys 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, equipment and fixtures shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix C2325

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 | 80 | 80 |
| (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.