



20 The Bulrushes, Ashford, Kent, TN23 5GD

Price £325,000

GOULD  
HARRISON

Attractive two bedroom linked detached bungalow with lovely conservatory and low maintenance private rear garden. Situated in a popular residential part of Singleton within easy walking distance of the Singleton Centre with its local shops and doctors surgery, Ashford town centre and about two miles.



**UPVC double glazed Door to:**

**Entrance Lobby**

With casement door to:

**L Shaped Hallway**

Access to loft space, cupboard housing Worcester gas combination boiler for central heating and domestic hot water.

**Lounge 13'8 x 13'6 (4.17m x 4.11m)**

Feature brick fireplace and fitted electric fire, double glazed casement door to:

**Conservatory 19'9 x 8'6 (6.02m x 2.59m)**

Ceramic tiled floor, radiator, UPVC double glazed casement door to garden.

**Kitchen 7'9 x 7'2 (2.36m x 2.18m)**

Window to front, stainless steel sink unit, range of worktops with beechwood drawers and cupboards under, wall cupboards, four ring ceramic hob with extractor above, low level oven, space and plumbing for appliances.

**Bedroom One 10'10 x 10'7 (3.30m x 3.23m)**

Range of built in wardrobe cupboards and single wardrobe cupboard.

**Bedroom Two 10'10 x 7'6 (3.30m x 2.29m)**

Built in wardrobe cupboard.

**Shower Room**

Fully tiled walls and floor, white pedestal wash hand basin, low level WC, large glass fronted shower cubicle.

**Outside**

Driveway leading to the garage and side access to the private rear garden with block paving for ease of maintenance, raised borders and panel enclosed fencing.

**Brick built Garage 17'3 x 7'10 (5.26m x 2.39m)**

With electric door, attic storage space, electric light and power, personal door to rear.

**Tenure**

Freehold.

**Services**

All main services are connected.

**Council Tax**

Ashford Borough Council Band: C.

