



Orchard Drive, Wye

Offers in Region of **£525,000**

18 Orchard Drive

Wye, Ashford

This beautifully presented and extended 3 bedroom property in Wye is definitely one you must see. Not only is the property set in the stunning village of Wye but it is situated the quiet and desirable cul-de-sac of Orchard Drive.

Council Tax band: D

Tenure: Freehold

- Popular Wye Village Location
- Spacious Lounge with Log Burner
- Driveway
- Large Rear Garden
- Separate WC
- Kitchen/Breakfast Room and Additional Dining Room
- Lovely Extended 3 Bedroom Semi-Detached Property
- Cul-De-Sac Position
- Converted Garage - Perfect Study!



Entrance Hall

14' 1" x 13' 5" (4.28m x 4.1m)

Lounge

14' 0" x 17' 3" (4.27m x 5.26m)

Kitchen

12' 2" x 10' 4" (3.71m x 3.15m)

Bathroom

Bedroom

11' 9" x 12' 12" (3.59m x 3.95m)

Bedroom

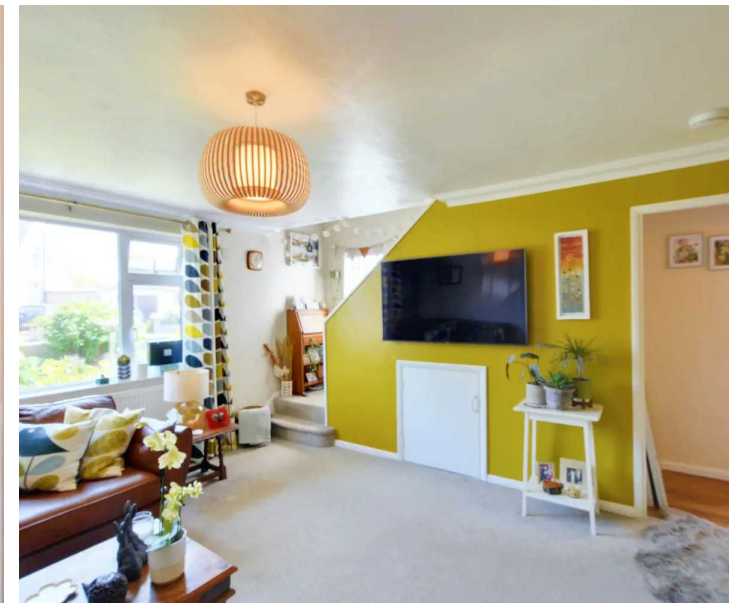
10' 8" x 12' 10" (3.26m x 3.92m)

Bedroom

10' 11" x 8' 9" (3.33m x 2.66m)

Home Office/Additional Bedroom

15' 8" x 7' 6" (4.77m x 2.28m)



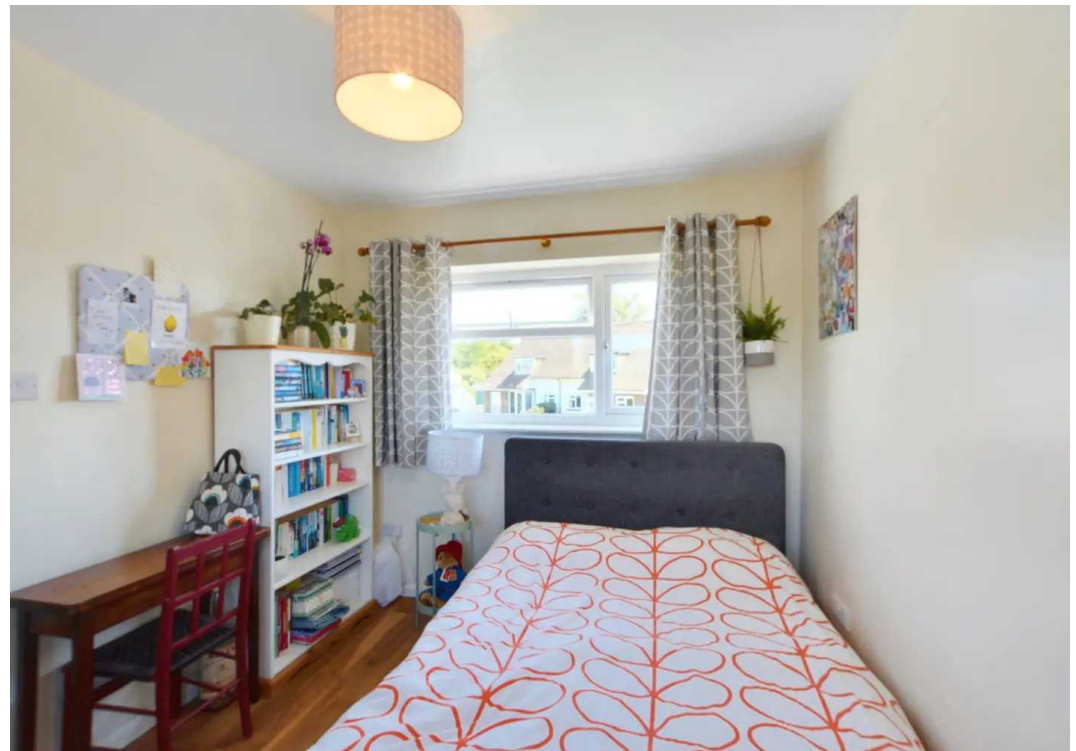
GARDEN

ON DRIVE

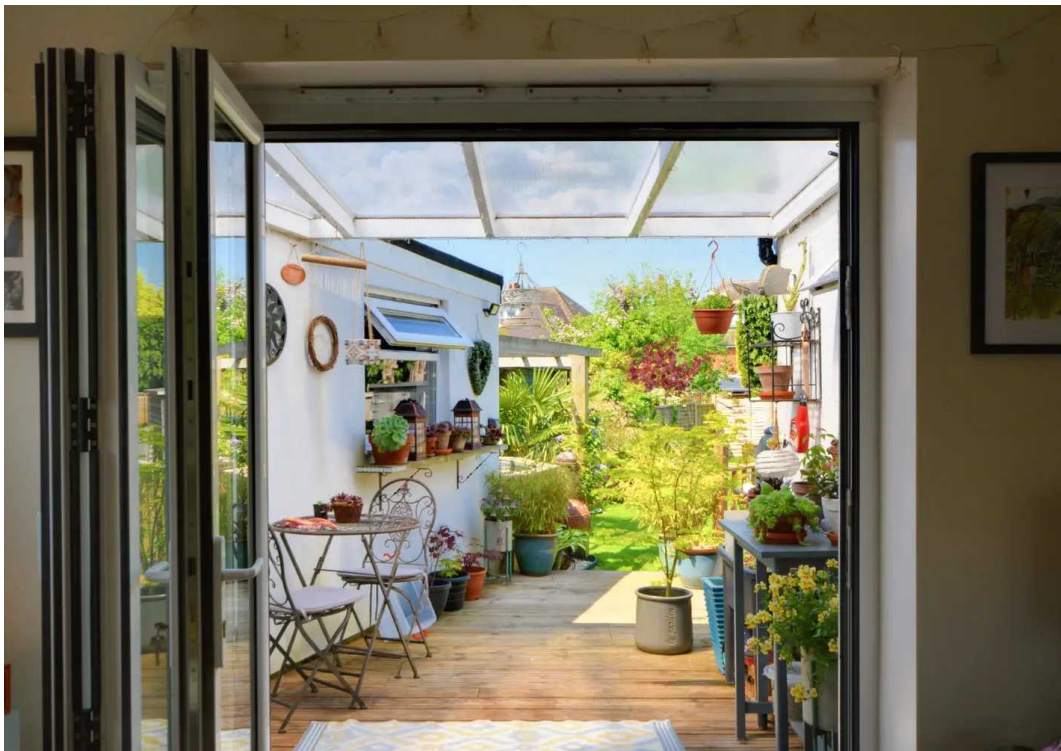
1 Parking Space





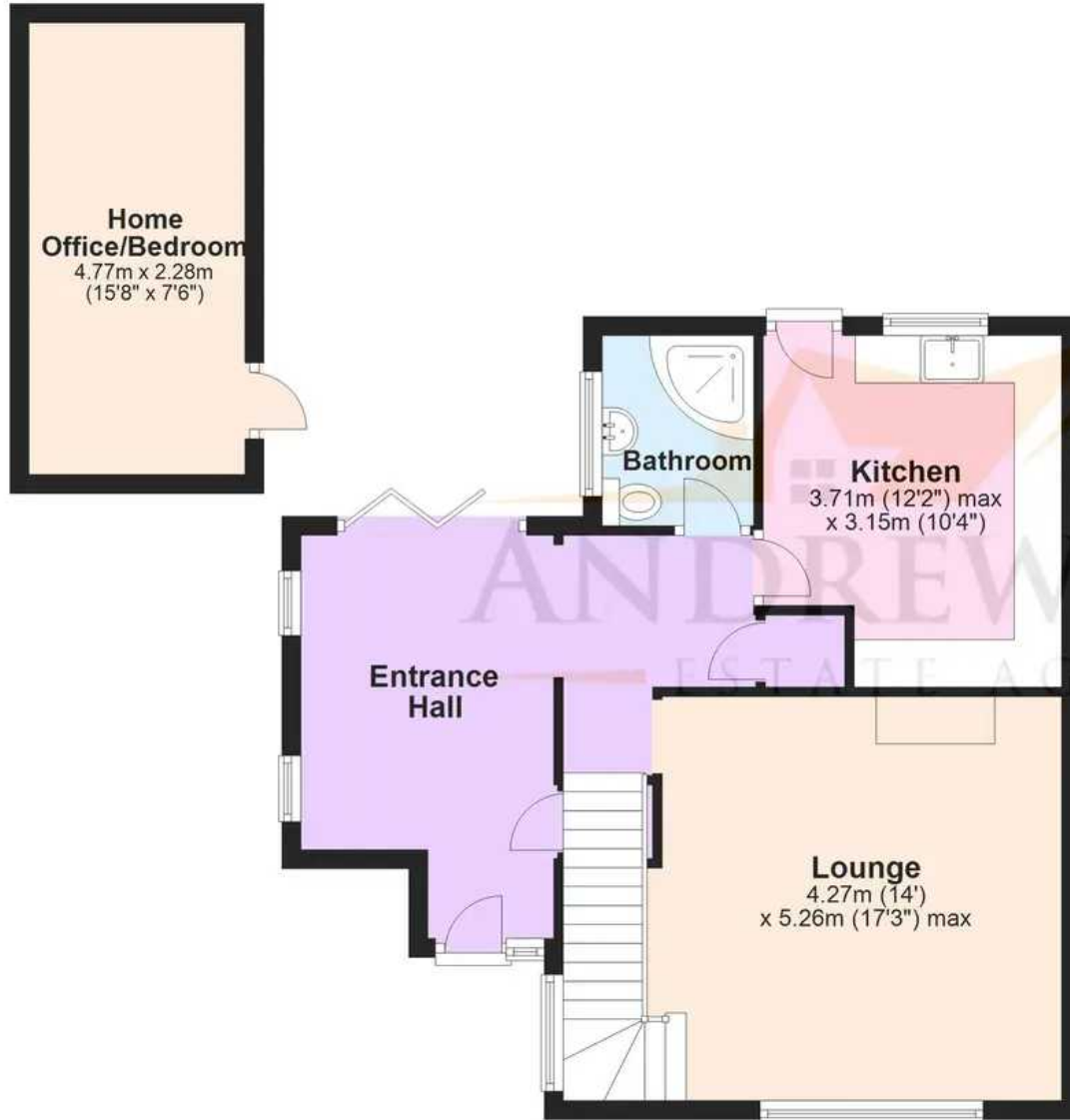






Ground Floor

Approx. 61.9 sq. metres (666.4 sq. feet)



First Floor

Approx. 42.8 sq. metres (460.9 sq. feet)



Total area: approx. 104.7 sq. metres (1127.3 sq. feet)

Plans are for layout purposes only and are not drawn to scale, with any doors, windows and other internal features merely intended as a guide.
Plan produced using PlanUp.

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

