



17 Lime Close, Ashford

Guide Price £280,000

Skippers

17 Lime Close

Ashford, Ashford

Extended end-terrace with spacious, kitchen, lounge, conservatory, two double bedrooms, garage en-block, and great location near schools, shops and transport.

Council Tax band: B

Tenure: Freehold

- Two bedroom extended property
- Downstairs shower room
- Garage en-block
- Corner plot
- Walking distance of local amenities within Godinton Park
- Walking distance of Ashford Town Centre & International Station
- No onward chain



Porch

UPVC Entrance door, into the porch with glazed door into the lounge.

Lounge / dining room

11' 1" x 12' 5" (3.37m x 3.78m)

Window to front, stairs to first floor, door to kitchen and living room

Kitchen

10' 9" x 12' 4" (3.28m x 3.76m)

Window to rear. Kitchen comprising wall and base units with worksurfaces over, inset stainless steel sink/drainer, space for free standing gas cooker and undercounter fridge/ freezer with plumbing for washing machine.

Living room

21' 8" x 11' 10" (6.61m x 3.60m)

Spacious lounge with a front-facing window and sliding doors leading to the conservatory, featuring an electric fire and fitted carpet. Doors leading to walkway to downstairs shower room

Conservatory

Accessible from both the kitchen and lounge, this versatile space features vinyl flooring to one side, currently used as a utility area with room for appliances. Separated by a door in the middle, the opposite side is carpeted and set up as a seating area. A door at the rear provides direct access to the garden.

Downstairs shower room

Tiled bathroom featuring a shower cubicle, wash basin and toilet, with a radiator and a rear-facing window.





Landing

Doors leading to bedrooms and family bathroom.

Bedroom One

10' 7" x 8' 4" (3.22m x 2.54m)

A light and spacious room with built-in over-bed storage and a wardrobe, with double glazed windows to the front.

Bedroom Two

12' 4" x 7' 6" (3.77m x 2.28m)

A spacious and light double bedroom with window to rear and a cupboard going back over the stairs for extra storage.

Bathroom

Half tiled, bath with mixer tap, WC and sink basin.

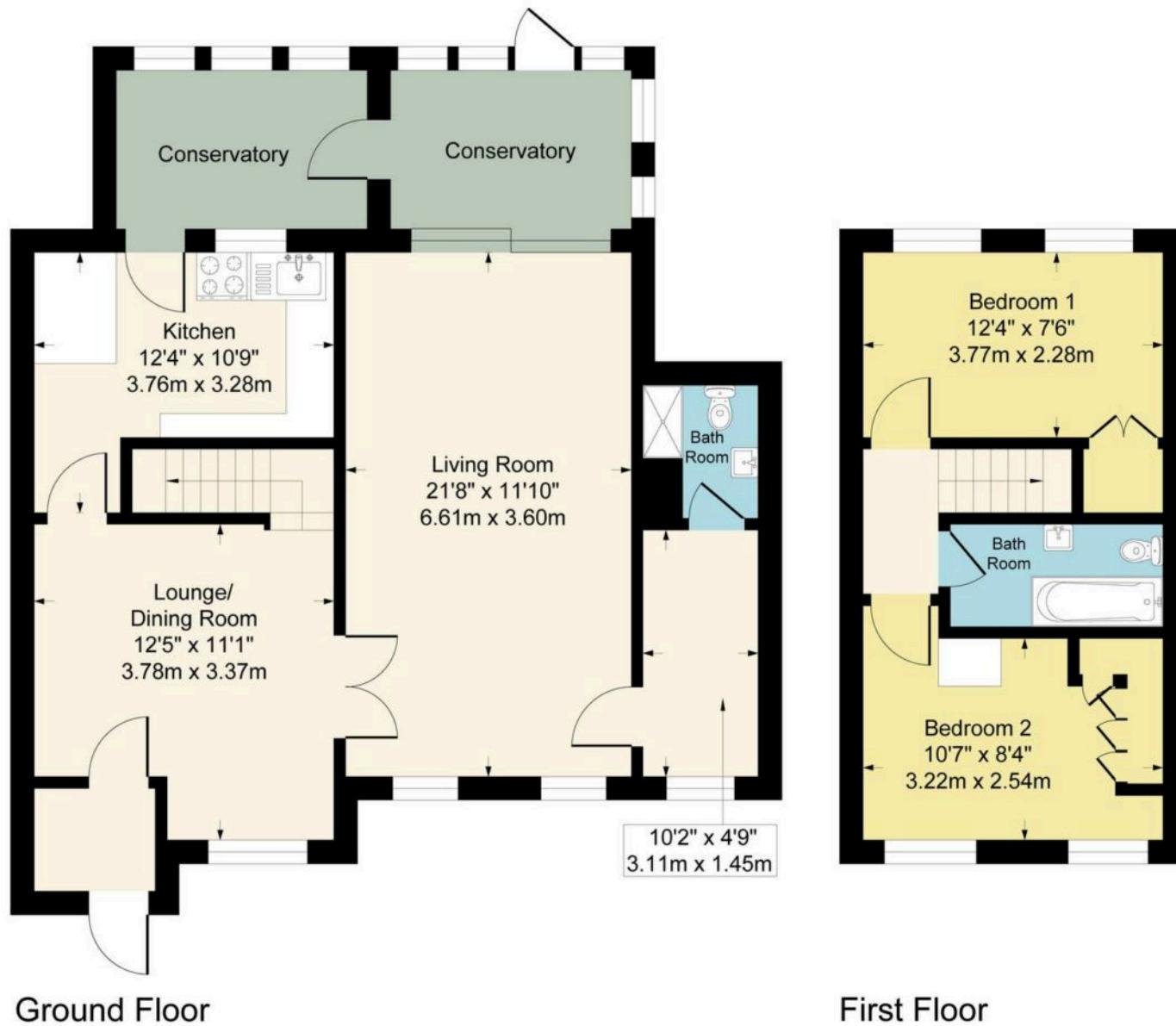
Large airing cupboard







**Approximate Gross Internal Area = 964 sq ft - 89.6 sq m
(Excluding Conservatory)**



Although every attempt has been made to ensure accuracy, all measurements are approximate.

This floorplan is for illustrative purposes only and not to scale.

Measured in accordance with RICS Standards.



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