

**MARTINS
ESTATES**

SALES AND LETTINGS

**37 Cryol Road
Ashford, Kent TN23 5AR**
Offers In Excess Of £250,000



A three bedroom semi detached house with gardens front and rear and separate reception rooms. The accommodation comprises entrance hall with stairs to the first floor and doors to the lounge with window overlooking the front and further door into dining room overlooking the rear. a door from the dining room opens into the kitchen with range of work surfaces with drawers and cupboards under and some eye level cupboards over. On the first floor there are 3 bedrooms and family bathroom.



Lounge

12'9" x 13'5" (3.89m x 4.09m)

Window to front, open plan to:

Dining Room

10'9" x 9'0" (3.28m x 2.75m)

Window to rear, open plan to:

Kitchen

10'9" x 9'11" (3.28m x 3.02m)

Window to rear, door to:

Landing

Window to side, door to:

Bedroom 1

12'9" x 10'5" (3.89m x 3.18m)

Window to front, wardrobe, Storage cupboard, two doors.

Bedroom 2

10'9" x 10'5" (3.28m x 3.18m)

Window to rear, door to:

Bedroom 3

7'6" x 8'5" (2.28m x 2.57m)

Window to front.

Bathroom

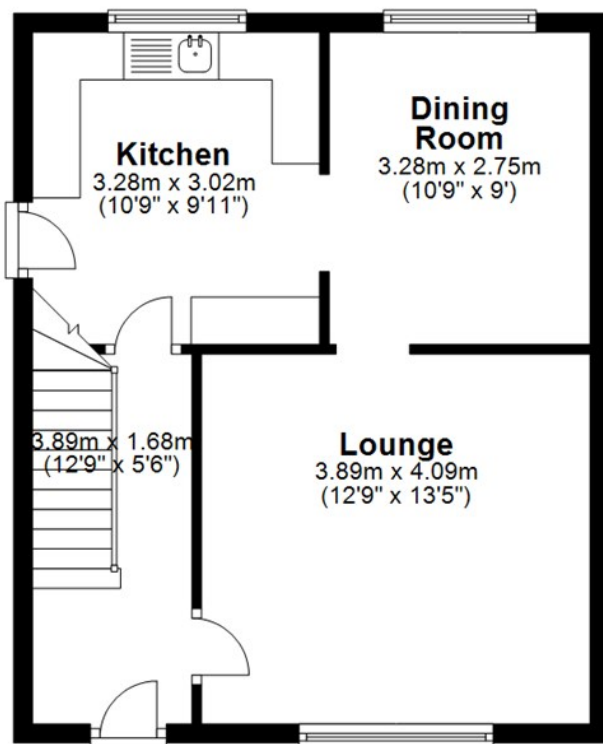
Window to rear, door to:



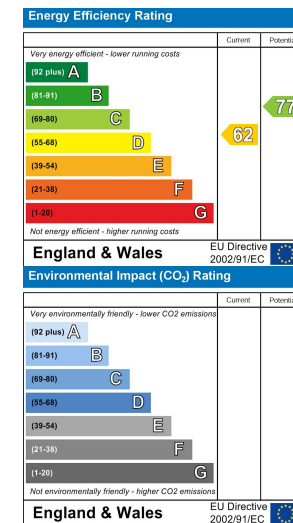
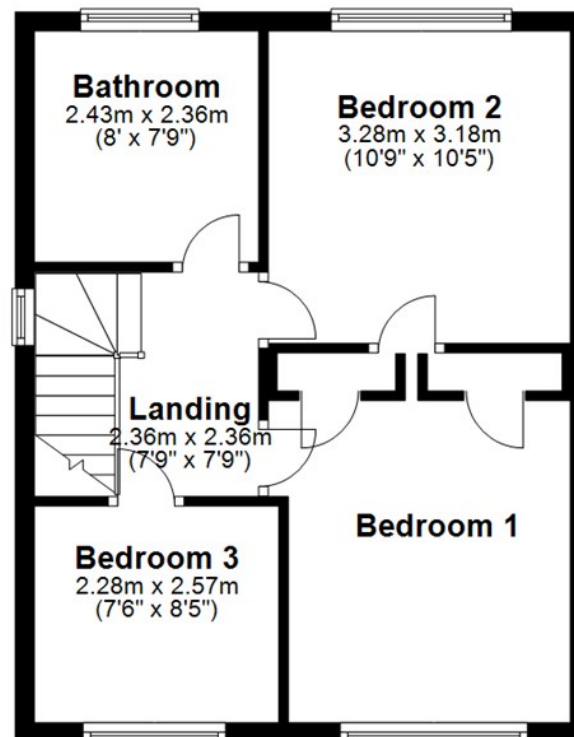




Ground Floor



First Floor



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