





## 4a Mornington Road, Ashford, TW15 1NW

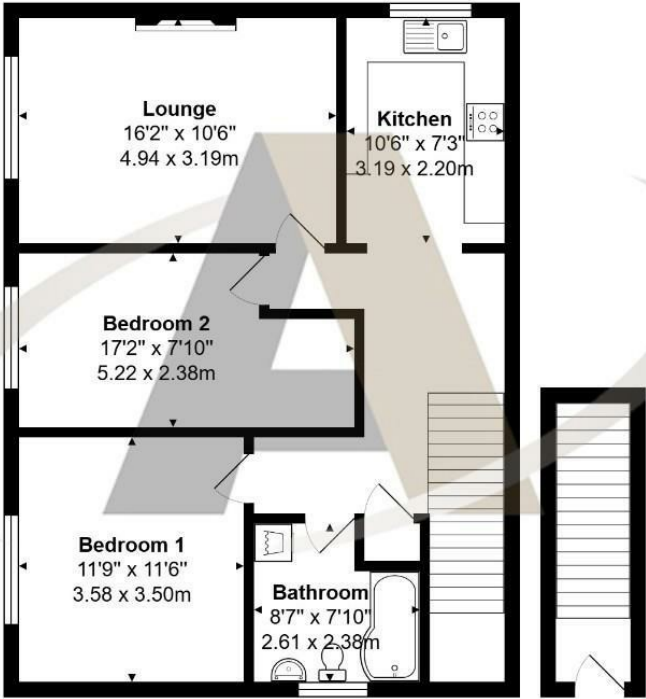
This larger-than-average two-bedroom first-floor maisonette is situated on a highly sought-after road in Ashford, offering an ideal location with convenient access to local shops, schools, recreation parks, and reliable bus routes. The property is an excellent opportunity for buyers, boasting a newly extended lease of over 130 years upon completion, with the added advantage of no service charge or ground rent to pay. Inside, the home is thoughtfully designed with generously sized rooms, a high-specification separate kitchen, and a bright, spacious living area, making it perfect for modern living.

Externally, the property impresses further with its beautifully landscaped rear garden, lovingly maintained by the current owner and ideal for outdoor relaxation or entertaining. The maisonette also benefits from a private garage, complemented by two additional parking spaces in front, ensuring ample parking options. With its blend of excellent location, modern features, and outdoor appeal, this home is a rare find and an outstanding choice for buyers seeking quality and convenience.



Floor Plan

4a, Mornington Road, Ashford, TW15 1NW



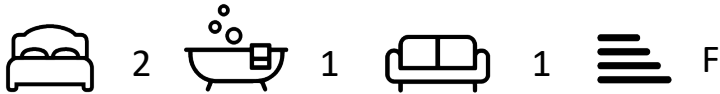
Total Area: 894 ft² ... 83.1 m²  
All measurements are approximate and for display purposes only



Features

- Larger-than-average layout with well-proportioned rooms.
- Over 130 years remaining with no service charge or ground rent to pay.
- Separate, modern kitchen with quality finishes and appliances.
- Ideal for comfortable everyday living and entertaining.
- Situated in one of Ashford's sought-after roads, close to shops
- A private outdoor space, carefully designed and maintained by the current owner.
- Includes a garage and two parking spaces directly in front.
- Ideal first time buy

Aspen Residential Services  
77 Church Road, Ashford, Surrey, TW15 2PE  
Tel: 01784 252 202  
Email: enquiries@aspensalesandlettings.com



Tenure - Leasehold Council Tax Band - C



