

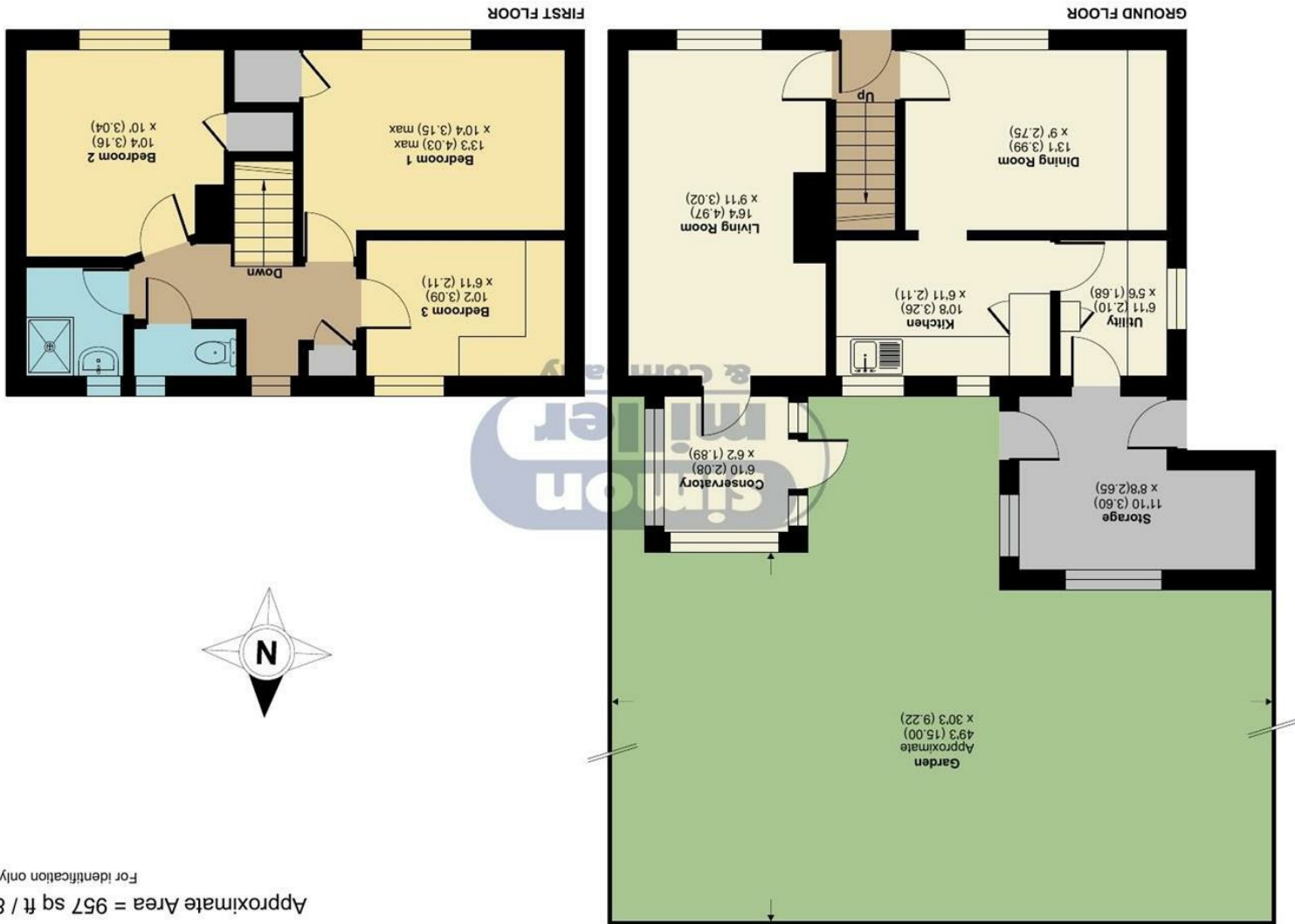


33 The Meadows, Biddenden, TN27 8AW

Guide Price £270,000
EPC RATING: D

The Meadows, Biddenden, Ashford, TN27

Approximate Area = 957 sq ft / 88.9 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Simon Miller & Company. REF: 1482612

TAKE A LOOK AT: WWW.SIMONMILLER.CO.UK





Offered chain free, this semi-detached home is coming to the market for the first time and offers an incoming buyer the opportunity to create their perfect home. In need of complete modernisation, the property offers two reception rooms and kitchen with lobby beside whilst upstairs, there are three bedrooms and shower room with separate WC.

Outside, there is ample on street parking surrounding a green to the front, with grassed area leading to your front door and to the rear, generous secluded gardens mainly laid to lawn with mature Oaks and shrubs and greenhouse to the rear.

With play park and footpath providing extensive countryside walks close by, the property is located a short stroll from the centre of this popular village, with a well regarded primary school as well as local convenience store, The Red Lion pub an award winning restaurant and a popular Chinese takeaway and cafe all a few minutes walk away. The larger village of Headcorn is only a short drive or bus ride away, with its wider range of independent shops and restaurants and mainline train station with regular services into London Charing Cross while the town of Tenterden is just under 5 miles away, with its greater range of shopping and leisure facilities including Waitrose and Tesco supermarkets.

MATERIAL INFORMATION

Freehold
Council Tax Band C
EPC Report D



• GUIDE PRICE £270,000 - £280,000 • Double Fronted Semi-Detached Home • Offered Chain Free • In Need of Modernisation Throughout • Three Bedrooms • Two Reception Rooms • Mature Secluded Gardens • Close to the Centre of the Village • Quiet Cul De Sac Location

Agents Note: All dimensions are approximate and quoted for guidance only. Reference to appliances, fixtures, fittings and services does not imply that they are necessarily in good condition, fit the purpose or are in working order. Interested parties are advised to obtain verification from their Solicitors as to the Freehold/Leasehold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.

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