

Why use S J Smith Estate Agents?

Here's some of our reviews to tell you why!

Hours: 8am–7pm Monday to Friday, 8am–5pm Saturday and 10am–2pm Sunday.

Phone: Ashford 01784 243 333 – Staines 01784 779 100

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Sajid Abbasi

I have used SJSmith Estate agents for last 7 years, both as buyer and landlord. They always come across as professional, courteous, and understanding to customer's needs. I continue to use their services and have no complaints.



Abigail P

Our overall experience with s j smith has been great. Everyone we have dealt with has been brilliant and can't thank you enough especially Nicola who has kept us updated and constantly chased the chain for us after a difficult chain and original one falling through. Thank you!!



Robert Boyce

Great service from Amir and the team! We tried to sell through an online agent with no success.... We signed up with SJSmith and then 3 days later we had an offer! Highly recommend!



Lincoln Williamson

My partner and I recently bought our first home from S J Smith and from start to finish they were excellent. From arranging a viewing, to keeping us updated throughout the whole process and being able to answer all our questions and queries in a very timely manner. There was a number of difficulties with the sale, however Nicola went above and beyond in helping these difficulties get resolved, keep us in the loop, offer support and guidance and ensure that the sale happened as quick as possible. If not for Nicola, I honestly don't think the sale would have gone ahead! Thank-you Nicola and thank you S J Smith!



Katie Jameson

Great service, kept up to date throughout the whole process as the first time selling a home.



Louise Cambray

We bought and sold through SJ Smith and can't recommend them enough. Everyone at the office is great but we knew we were in safe hands with Louis from the off. He was so knowledgeable and took the time to listen to what was important to us. He was always available to talk things through and help solve any issues. Nothing was ever too much trouble, and he continually went over and above - genuinely a really nice guy! Nicola was also amazing, so efficient and made what was a very difficult process as painless as possible. We are very grateful to both of them for all of their help!



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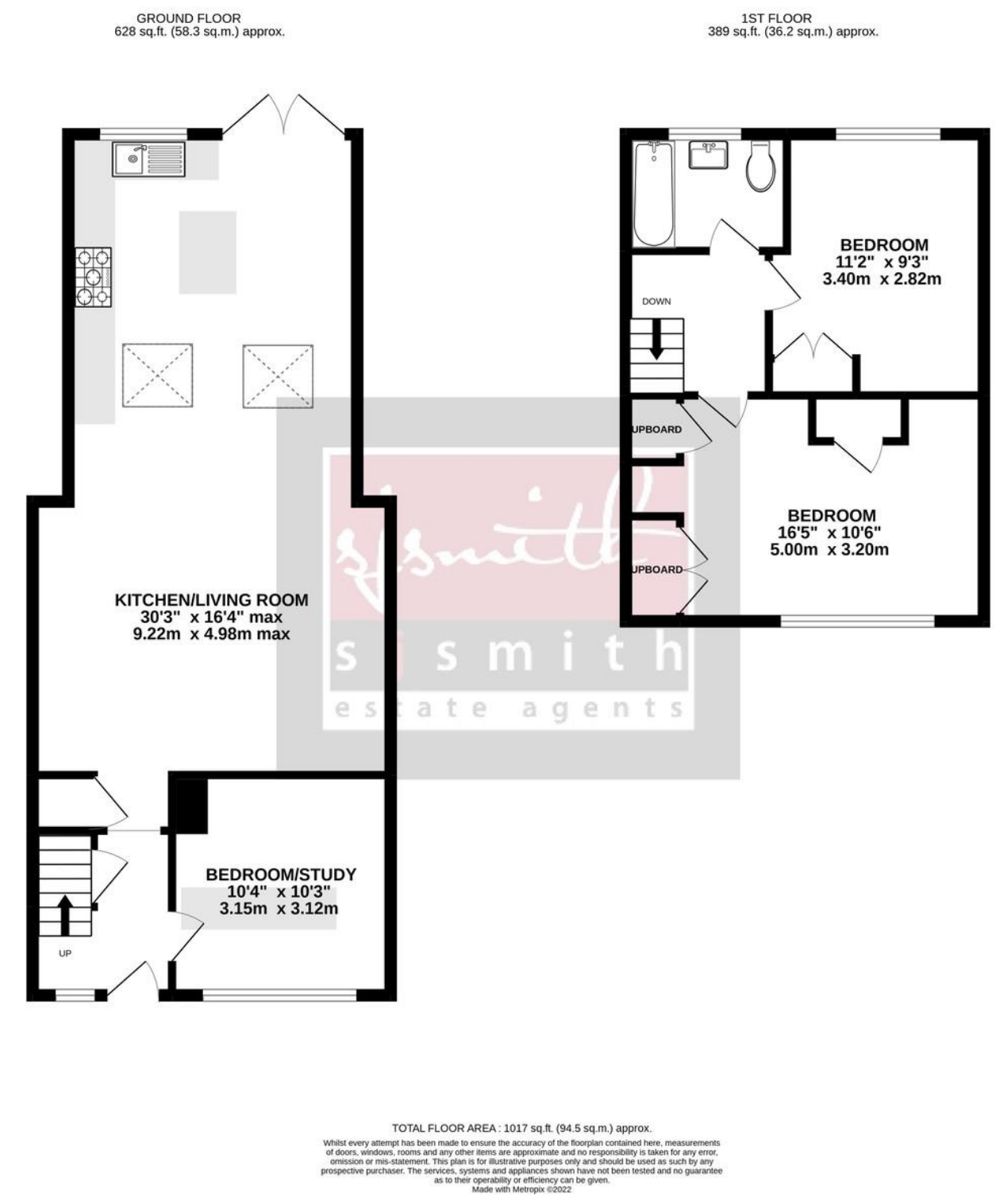


29 Hengrove Crescent, Ashford, Surrey TW15 3DF

Guide Price £450,000 - Freehold

A charming two/three bedroom terraced home new to the market offering two generous double bedrooms on the first floor and a further double bedroom study on the ground floor this house could be ideal for a family with an older family member or teenager, providing separate living space downstairs. The first floor also has a modern fitted three piece bathroom suite and ample storage and loft space. A lovely feature with this house is the extended open plan kitchen with skylights which extends from the rear reception room and overlooks the garden. This benefits from a central island with wooden work surfaces and a gas hob/extractor fan with plenty of storage and space for a washing machine, dishwasher & fridge/freezer. Patio doors lead to a paved patio area with additional astro turfed garden and decked sitting area at the rear of the garden. The rear garden measures approx. 90ft in total. The property also has useful side access & a recently landscaped front garden with new fence panels & scope for off street parking subject to council permission. This property has undergone many improvements over recent years, ideal for purchasers looking to move in without undertaking much work. Less than a mile from Ashford High Street and mainline train station.

- ON STREET PARKING
- 90FT REAR GARDEN
- EXCELLENT CONDITION THROUGHOUT
- TWO/THREE BEDROOMS
- LESS THAN 1 MILE FROM TRAIN STATION
- EPC RATING C



Council Tax
Spelthorne Borough Council, Tax Band D being £2,132.01 for 2022/23
Council tax bands can be reassessed by local authorities at any point, the council tax band is only taken at point of listing and should not be relied on as current banding

Agent note Under Consumer Protection Regulations we have endeavoured to make these details as reliable and as accurate as possible. The accuracy is not guaranteed and does not form part of any contract as the details are prepared as a general guide. We have not carried out a detailed survey or tested any appliances, specific fittings, or services (gas/electric). Room sizes should not be relied upon for carpets or furnishing nor should internal photos as these are intended as a guide only and may have changed since. It should not be assumed that any furniture/fittings are included. Lease, ground rent, maintenance or any other charges have been provided by the vendor and their accuracy cannot be guaranteed. We always advise a buyer should obtain verification on points via a solicitor.