

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
Email: ashford@sjsmithestateagents.co.uk - staines@sjsmithestateagents.co.uk



Saiid 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

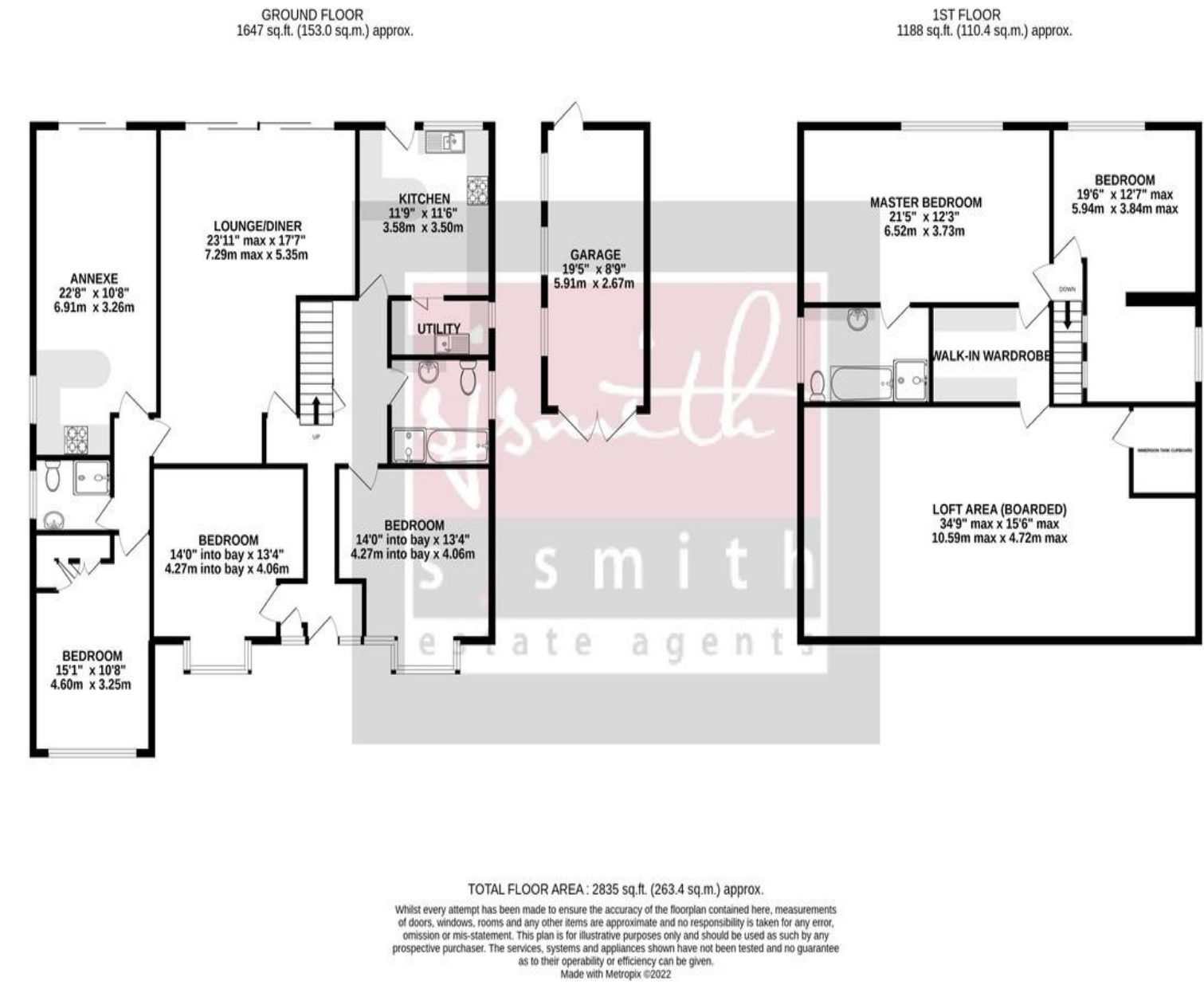
We bought and sold through SJ Smith and can't recommend them enough. Everyone at the office is great but we knew we were in safe hands with Louis from the off. He was so knowledgeable and took the time to listen to what was important to us. He was always available to talk things through and help solve 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!



195 Stanwell Road, Ashford, TW15 3QY

£875,000 Freehold

- **SELF-CONTAINED ANNEXE**
- **SUPERB SIZED PLOT**
- **STUNNING 120FT X 60FT SOUTH FACING GARDEN**
- **THREE BATHROOMS**
- **UTILITY ROOM**
- **GREAT SCOPE TO FURTHER EXTEND (STPP)**
- **OWN DRIVEWAY AND GARAGE**
- **EPC RATING BAND D**



Council Tax
 Spelthorne Borough Council, Tax Band E being £2,605.79 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.

A fantastic detached five bedroom chalet style bungalow which offers expansive accommodation throughout including a fully self- contained Annexe and is situated on a large plot within just 0.6 mile of Ashford train station and the town centre.

Features include: a large driveway allowing parking for several cars and leading to a detached single garage, entrance hall with wood flooring gives access to two large double bedrooms to the front aspect of the house, there is also a four piece family bathroom suite, modern fitted kitchen, separate utility room and a bright and spacious L-shaped lounge diner overlooking the park-like grounds to the rear. Also on the ground floor is access to the impressive self-contained Annex complete with bedroom, modern shower/wet room and a living room with it's own small open plan kitchen and access to the gardens via a sliding patio door.

The first floor comprises of a great sized master bedroom complete with ensuite bathroom, walk-in wardrobe and access beyond that to the full boarded loft space which is ideal for easily accessible storage. Also on the first floor is a second smaller double bedroom which has it's own partitioned dressing area.

To the rear is one of the main selling features of the property with it's raised patio area looking down over the stunning rear garden which is about 120ft deep and 60ft wide. It is mainly laid to lawn with shrub borders and surrounded by lovely mature trees for total seclusion. The property has side access on both sides meaning the Annexe occupants could come and go as they please without entering the main front door of the house.

A truly unique detached home in Ashford, situated on a remarkable plot within easy access of amenities and local schools.

