Here's some of our reviews to tell you why! Why use S J Smith Estate Agents?

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





Saiiid 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



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



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!



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

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



- NO CHAIN
- LARGELY EXTENDED TO THE REAR
- THREE/FOUR BEDROOMS
- TWO/THREE RECEPTIONS
- SOUGHT AFTER ROAD CLOSE TO ASHFORD MANOR GOLF CLUB
- OWN DRIVEWAY WITH PARKING FOR 4 CARS
- PRIVATE REAR GARDEN
- EPC RATING BAND D
- AWAITING GRANT OF PROBATE **

Council Tax

Spelthome Borough Council, Tax Band E being £2,691.08 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

Offered to the market with NO ONWARD CHAIN is this substantial three/four bedroom semi detached bungalow which has been largely extended to provide excellent accommodation throughout.

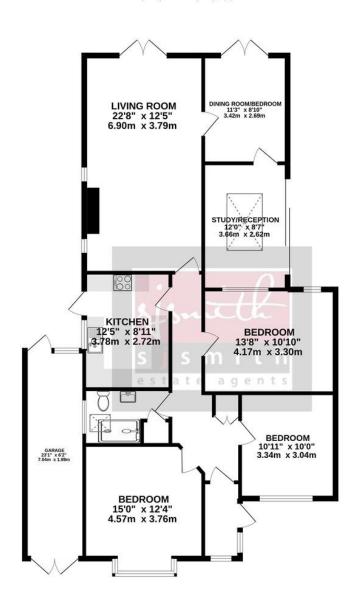
Ideally situated on a sought after road in Ashford moments from Ashford Manor Golf Course the property boasts many attractive features including: a large block paved driveway allowing parking for four cars and access to a recently added garage which can be used as a side access down to the garden at the back.

There is a good size entrance hall, and two large double bedrooms to the front aspect along with a modern shower room off the hallway. In addition to this there is a modern fully fitted kitchen with recently upgraded appliances, a third double bedroom and then access to the large 22ft2 living room to the rear with direct access to the garden.

Off the living room you can access the third reception room/bedroom four and then beyond this is the newest addition to the property - a lovely study/reception room with large skylight and sliding patio doors out to a small patio that leads down to the landscaped 38ft rear garden complete with a good size garden shed.

Viewings come highly recommended to fully appreciate the accommodation on offer.

GROUND FLOOR 1329 sq.ft. (123.5 sq.m.) approx.



TOTAL FLOOR AREA: 1329 sq.ft. (123.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorpian contained here, measurement of doors, windows, scoms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchase. The series to interfloorsality of efficiency can be over.

