



# MARTINS ESTATES

SALES AND LETTINGS

Martins Estates Sales And Lettings High Street  
Ashford  
Kent  
TN24 8SF

**Tel:** 01233610444

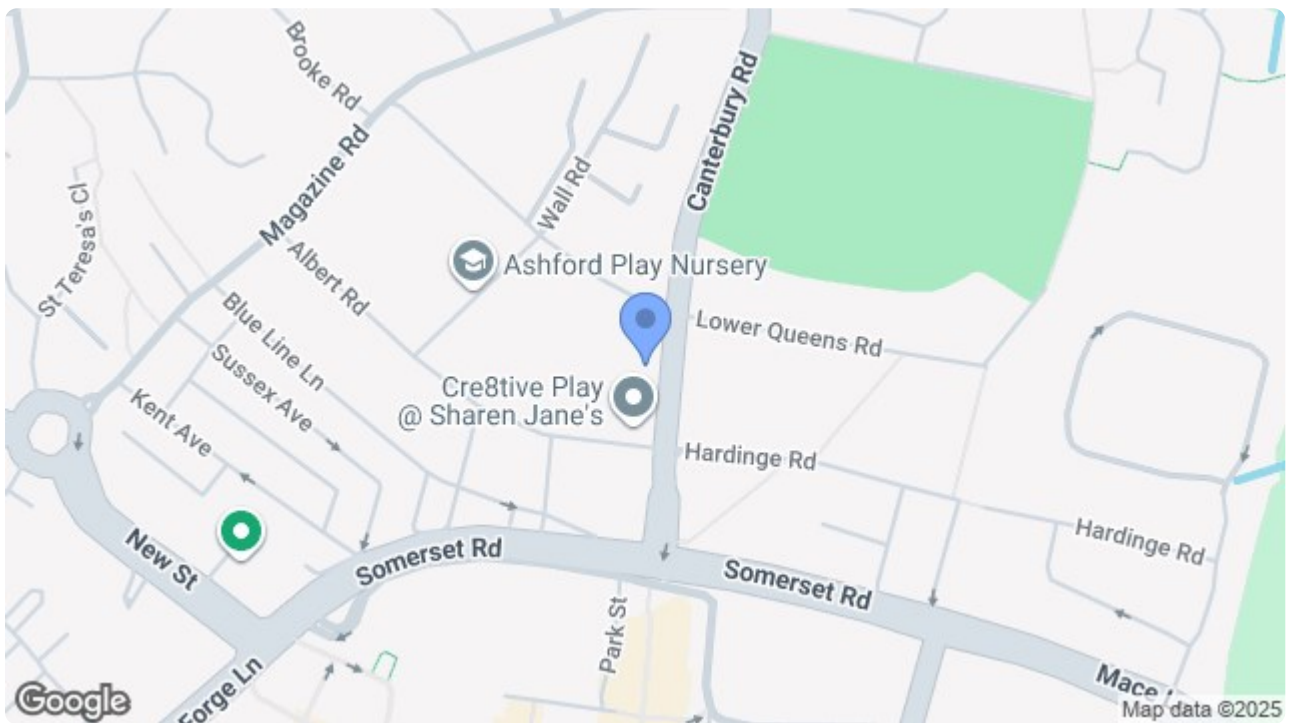


**flat 6, 13. Canterbury Road, Ashford, Kent TN24 8LE**

**£895 Per Calendar Month**

A one bedroom ground floor apartment situated within walking distance to Ashford Town Centre and Ashford International Train Station. The property comprises entrance hallway, large open plan lounge/diner/kitchen, bathroom with shower over the bath and a double bedroom with storage space. The property has been recently completely refurbished to a high standard and benefits from double glazed windows and gas central heating. NO PETS and NO SMOKERS.

**flat 6, 13. Canterbury Road, Ashford, Kent TN24 8LE**



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		71	79
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			83
(55-68) D		71	
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

69 HIGH STREET, ASHFORD, KENT TN24 8SF

Tel: 01233 610444 [www.martinesestates.co.uk](http://www.martinesestates.co.uk) email: [sales@martinesestates.co.uk](mailto:sales@martinesestates.co.uk)



Martine Estates Property Management Ltd  
Registered in England and Wales No. 10031401  
Registered office: 69 High Street, Ashford, Kent, TN24 8SF  
Martins Wilkins T/A Martins Estates Sales and Lettings