



# MARTINS ESTATES

SALES AND LETTINGS

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

Tel: 01233610444



**4 Oakenpole, Ashford, Kent TN23 5XW**

**£900 Per Month**

An opportunity to rent this one bedroom starter home situated in the popular area of Singleton. Accommodation comprises; lounge, kitchen with oven & hob, and spiral staircase leading to the first floor. On the first floor there is an open plan bedroom at the top of the stairs with door leading into the bathroom.

Furthermore this property benefits from a garage and driveway parking and would suit a professional individual or couple. Unfortunately, no pets are accepted. The property has been redecorated throughout.

## 4 Oakenpole, Ashford, Kent TN23 5XW

### Lounge/Diner

13'1" x 15'7" (3.98m x 4.75m)

Window to front, door to:

### Lounge/Diner

13'1" x 15'7" (3.98m x 4.75m)

Window to front, stairs, door to:

### Kitchen

5'7" x 6'7" (1.70m x 2.01m)

Window to front, open plan.

### Lounge/Diner

13'1" x 15'7" (3.98m x 4.75m)

Window to front, stairs, door to:

### Bedroom

13'1" x 9'7" (3.98m x 2.92m)

Window to front, window to side, door to:

### Kitchen

5'7" x 6'7" (1.70m x 2.01m)

Window to front, open plan.

### Bathroom

Window to front.

### Lounge/Diner

13'1" x 15'7" (3.98m x 4.75m)

Window to front, stairs, door to:

### Cupboard

### Bedroom

13'1" x 9'7" (3.98m x 2.92m)

Window to front, window to side, door to:

### Kitchen

5'7" x 6'7" (1.70m x 2.01m)

Window to front, open plan.

### Bathroom

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Window to front, window to side, door to:

### Cupboard

### Bedroom

13'1" x 9'7" (3.98m x 2.92m)

Window to front, window to side, door to:

### Bathroom

Window to front.

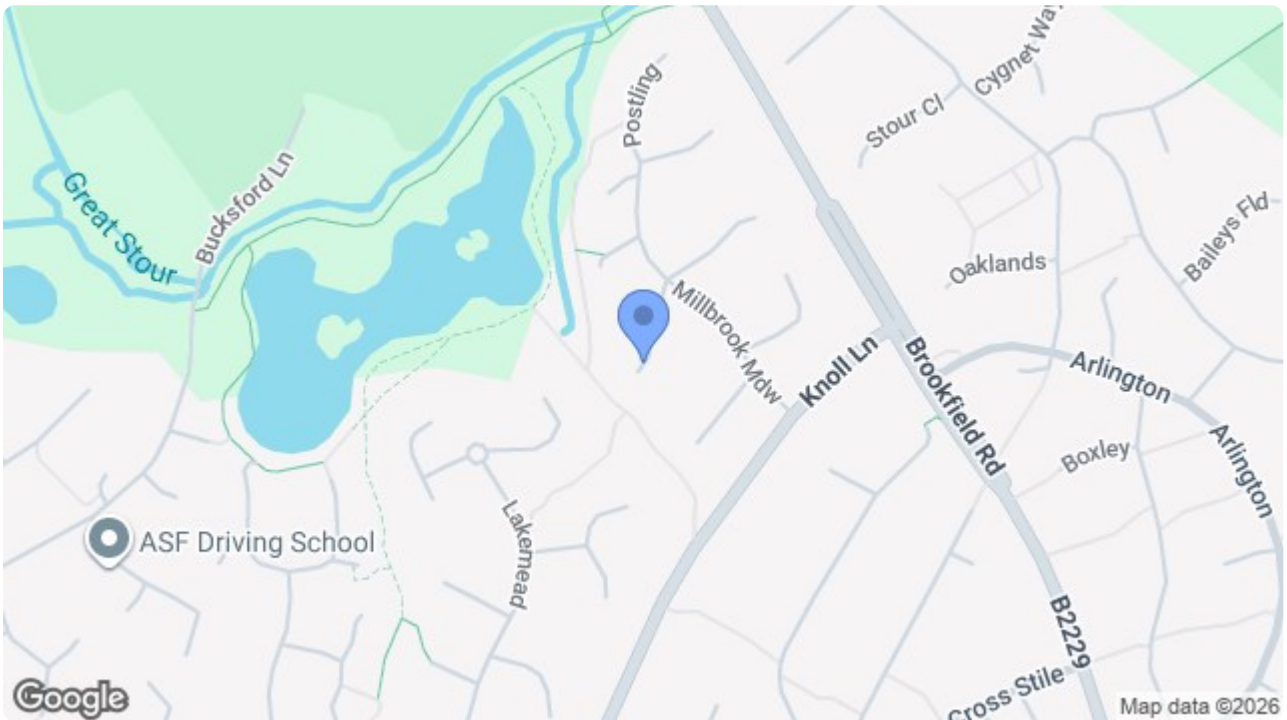
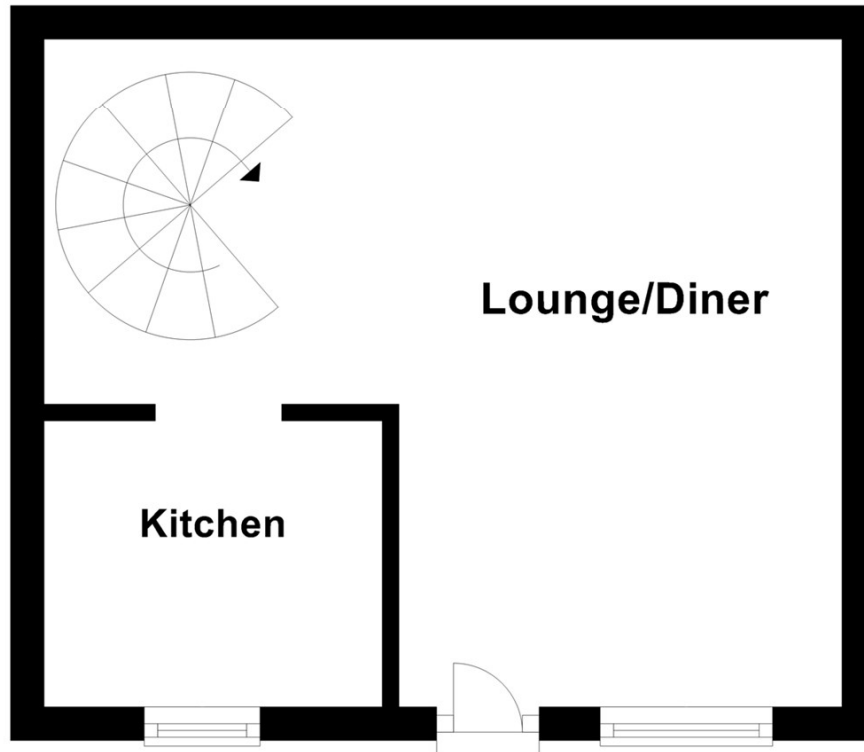
### Bathroom

Window to front.

### Cupboard

### Cupboard

# Ground Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>91</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>68</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		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) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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