

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © ncthecom 2025. Produced for Simon Miller & Company. REF: 1242200



Hop Pocket Way, Headcorn, Ashford, TN27

## 2 Hop Pocket Way, Headcorn, TN27 9AF

Guide Price £400,000  
EPC RATING: B







Located at the start of this popular cul de sac is the well presented, semi-detached family home. Offering three bedrooms, one with en-suite shower room, lounge/dining room and downstairs cloakroom, the property also benefits from garage and own driveway and is being offered CHAIN FREE. With pathway to front door with mature shrub beds beside, to the rear, the garden offers a paved patio with lawned area and gated access to the side.

This sought after development is located only a short walk to the centre of the village, which offers a range of independent shops, pubs and restaurants as well as nearby doctor's surgery, playground and well regarded primary school. The larger town of Tenterden is approximately 10 miles distant, with its greater range of shopping and leisure facilities. Commuters are well catered for with regular mainline train services into London as well as easy access to the M20 motorway.

**MATERIAL INFORMATION**

**Freehold**  
**Council Tax Band D**  
**EPC Report B**



• GUIDE PRICE £400,000 - £425,000 • Offered Chain Free • Semi Detached Family Home • Lounge/Dining Room • Downstairs Cloakroom • Garage and Own Drive • Walking Distance of Village Centre • Popular Cul De Sac Location • En-Suite and Family Bathroom

Agents Note: All dimensions are approximate and quoted for guidance only. Reference to appliances, fixtures, fittings and services does not imply that they are necessarily in good condition, fit the purpose or are in working order. Interested parties are advised to obtain verification from their Solicitors as to the Freehold/Leasehold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.

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