

## 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](mailto:ashford@sjsmithestateagents.co.uk) - [staines@sjsmithestateagents.co.uk](mailto: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!

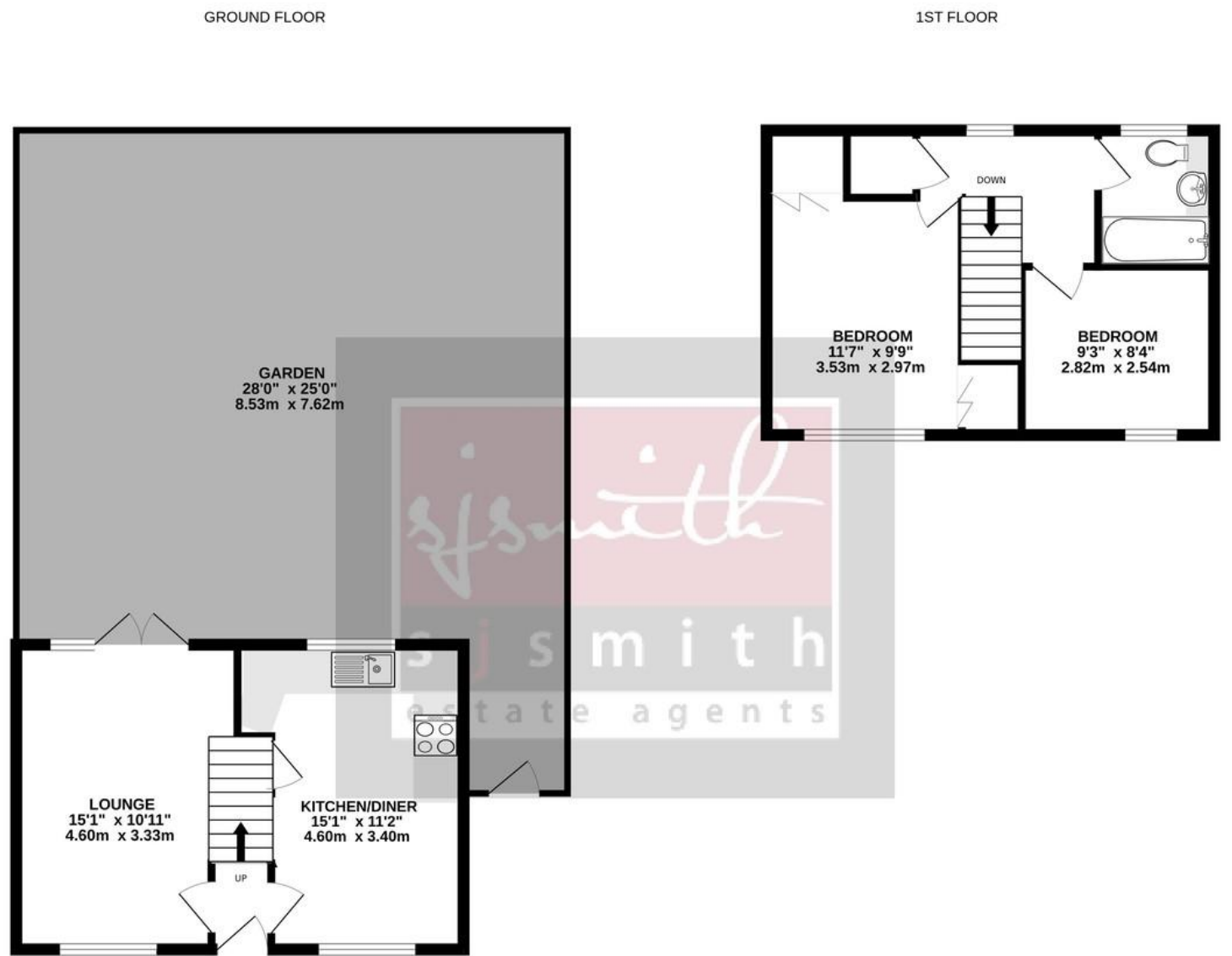


4 Napier Walk, Napier Road, Ashford, TW15 1TQ

£450,000 Freehold



- **RE-FURBISHED THROUGHOUT**
- **RE-PLACED IDEAL COMBI BOILER WITH NEW RADIATORS AND PIPEWORK THROUGHOUT**
- **BRAND NEW WREN KITCHEN DINER WITH BOSCH APPLIANCES**
- **NEW AMTICO FLOORING LAID DOWNSTAIRS**
- **NEW CARPETS ON STAIRS AND BEDROOMS**
- **NEWLY FITTED CALYPSO BATHROOM SUITE WITH ITALIAN TILES**
- **NEW DOUBLE GLAZED WINDOWS AND DOORS THROUGHOUT**
- **RE-DECORATED THROUGHOUT**
- **NEW LANDSCAPED REAR GARDEN WITH NEW TURF AND COMPOSITE DECKING**
- **EPC RATING TBC**



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms 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 purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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A stunning recently re-furbished two double bedroom end of terrace modern home which has been subject to a wonderful renovation by it's current owners and is now presented in "show home" condition throughout. Tucked away in a quiet private close in Ashford within easy reach of Sunbury on Thames and the A316 and M3 motorways there has been no expense spared as the owners have paid excellent attention to detail with the refurbishment. Benefits now include: an own driveway to the front with off street parking for two cars, the new front door opens into the hallway and stairs and there is new "Amtico" flooring throughout the downstairs. Also on the ground floor is the bright living room with access to the garden via the replaced patio doors, and a superb fully fitted "Wren" kitchen diner with luxury laminate worktops, glass splashback, a range of matching units including large larder storage and integrated "Bosch" appliances which include a washing machine, slimline dishwasher, fridge freezer and oven hob and extractor fan. On the first floor there is new carpets on the landing and stairs, a storage cupboard, master bedroom with two built-in wardrobes, and a second double bedroom. There is also access to the loft via a drop-down ladder, and the loft has been re-boarded throughout, and has lighting and houses the IDEAL gas combination boiler which is approx. 18 months old. The first floor also comprises of the lovely fitted "Calypso" three piece bathroom suite, with Italian designed floor and wall tiles and an LED lit wall mirror. To the rear the property enjoys a newly landscaped rear garden with side access, new surrounding fencing, newly turfed grass and "sage" composite decking nearest the house along with an outdoor power source socket.

