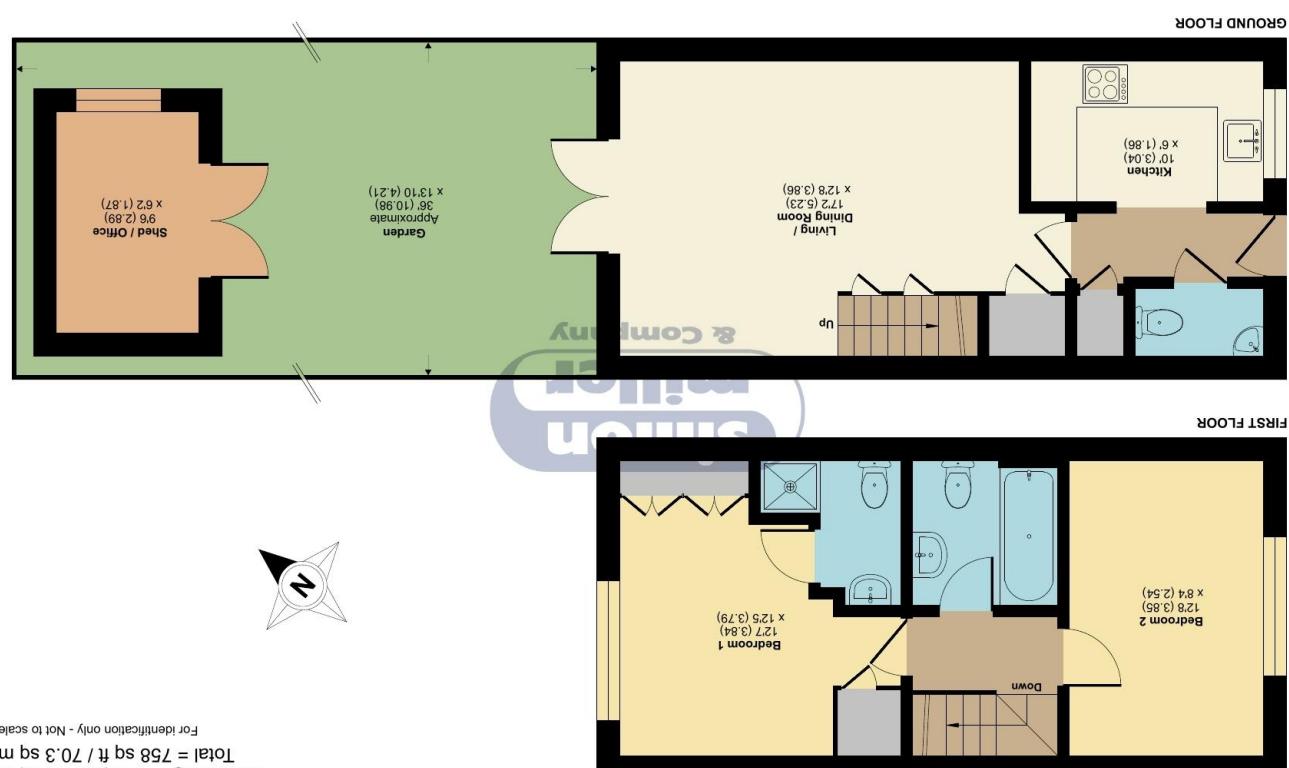


Produced for Simon Miller & Company, Ref: 1597052
Floor plan produced in accordance with RICS Property Measurement Standards (RMS2 Residential). © nchcom 2026.



Cantium Place, Snodland, ME6

28 Cantium Place, Snodland, Kent, ME6 5FD

GUIDE PRICE: £300,000-£320,000
EPC RATING: C



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Situated in the popular and well-connected location of Cantium Place, Snodland, this beautifully presented two double bedroom home offers modern living finished to a sleek, contemporary standard throughout. Recently redecorated from top to bottom, the property is ideal for professionals, first-time buyers, or those looking to downsize without compromise.

The ground floor features a newly fitted modern kitchen, a bright and spacious living/dining area ideal for entertaining, and the added convenience of a downstairs W/C, perfect for guests and everyday practicality.

Upstairs, there are two generous double bedrooms, including a master bedroom with a stylish en-suite, complemented by a modern family bathroom. Externally, the property benefits from a low-maintenance rear garden, ideal for relaxing with minimal upkeep. To the rear of the garden is a versatile outbuilding, offering excellent space for a home office, studio, gym, or creative workspace.

Location highlights: Snodland is a sought-after riverside town combining countryside charm with excellent commuter links. The area benefits from fast and direct train services to London St Pancras, alongside local shops, cafés, well-regarded schools, and scenic riverside and countryside walks. With easy access to the North Downs and surrounding areas, Snodland continues to grow in popularity.

A modern, move-in-ready home in a fantastic location — early viewing is highly recommended.

Freehold

EPC: C

Council Tax: C

Service Charge: £394.44 p/a

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- **TWO DOUBLE BEDROOMS**
- **MASTER BEDROOM WITH EN-SUITE**
- **RECENTLY DECORATED THROUGHOUT**

- **LOW MAINTENANCE REAR GARDEN WITH OUT BUILDING**
- **DOWNTAIRS W/C**
- **OPEN PLAN LAYOUT**

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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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