



Brent Cottages, Upchurch, Sittingbourne, Kent, ME9 7AB

Asking Price £425,000

- Three Bedrooms
- Off Street Parking
- Semi-rural location
- Detached Garage
- Stunning surrounding views
- No onward chain

2 Brent Cottages, Sittingbourne ME9 7AB

We are delighted to offer this semi-detached cottage in a semi-rural location just outside Upchurch Village. The property boasts three bedroom, two reception rooms, off street parking and a detached garage. The good sized garden backs onto beautiful countryside with stunning views to the front.



Council Tax Band: D



ENTRANCE DOOR TO:-

HALL

Radiator, under stairs cloaks with low level W.C, wash hand basin

LOUNGE

15'8" x 13'0"

Double glazed window to front, double radiator, fireplace

DINING ROOM

10'8" 9'3"

Double glazed sliding patio door to garden, radiator, solid fuel burner, built in cupboard

KITCHEN

11'1" x 9'2"

Double glazed window to side, door to garden, range of base and eye level cupboard and drawer units, double drainer stainless steel sink unit, space and plumbing for washing machine, gas cooker point

FIRST FLOOR LANDING

Double glazed window to side, radiator, access to roof space, airing cupboard housing lag top water cylinder, doors to:-

BEDROOM ONE

12'1" x 11'4"

Double glazed window to front, double radiator

BEDROOM TWO

11'0" x 10'5"

Double glazed window to front, radiator, built in wardrobes

BEDROOM THREE

11'5" x 9'6"

Double glazed window to rear, radiator

SHOWER ROOM

Double glazed window to rear, shower cubicle, vanity wash hand basin, radiator, tiled walls

SEPERATE W.C

Double glazed window to side, low level W.C, radiator

EXTERIOR REAR

approx 99'11" x 39'11"

Bordering farmland and apple orchards this well established mainly lawned garden has a raised patio area, various trees, bushes, hedges and shrubs etc, two timber sheds, greenhouse

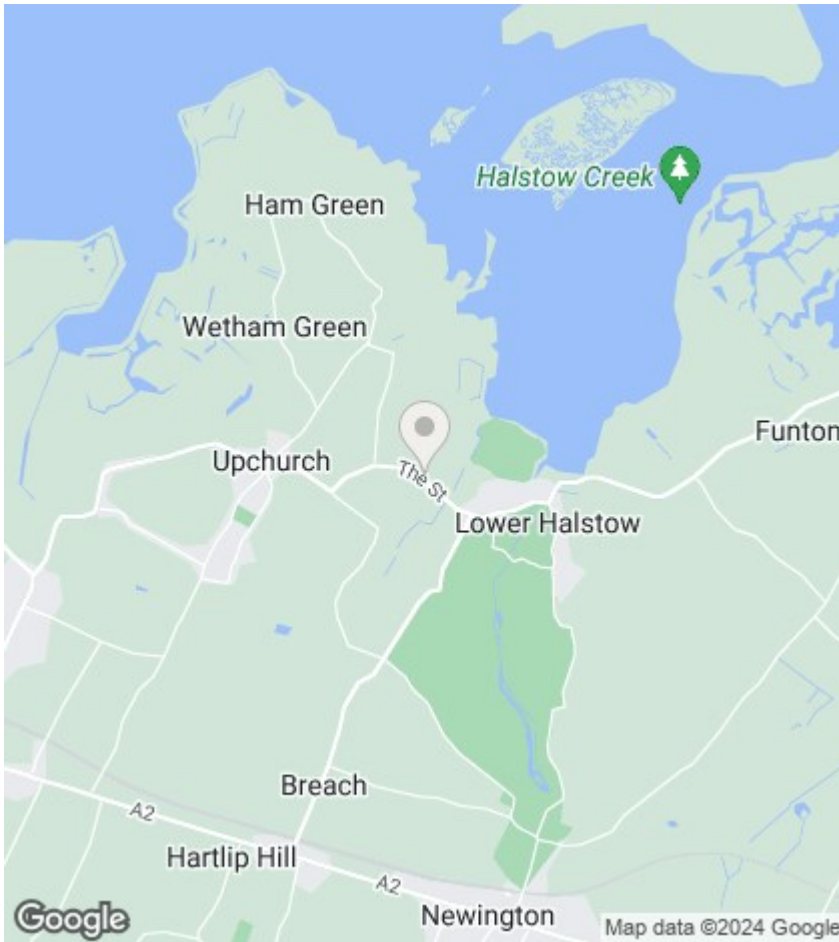
GARAGE/WORKSHOP

20'0" x 14'11"

Block built, metal doors, light and power, work bench

EXTERIOR FRONT

Driveway for approx. 4 vehicles



Directions

Viewings

Viewings by arrangement only. Call 01634 578484 to make an appointment.

EPC Rating:

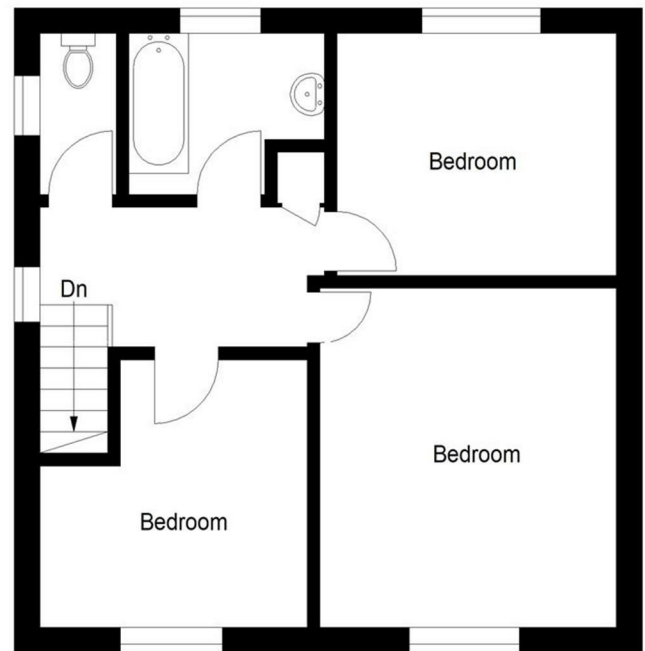
E

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			81
(69-80) C			
(55-68) D			
(39-54) E		51	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Approximate Gross Internal Area = 95.5 sq m / 1028 sq ft



Ground Floor



First Floor

Illustration For Identification Purposes Only. Not To Scale. (ID:1028758 / Ref:96683)