



Connells

Vellum Drive
Sittingbourne



Property Description

This beautiful 3 bedroom semi-detached modern family home offers spacious living accommodation throughout and viewings are strongly advised to fully appreciate this wonderful home! Ground floor consists of a spacious modern fitted kitchen/diner with integrated appliances, a separate lounge and a downstairs w/c. Upstairs boasts 3 generous sized bedrooms with the master benefiting from built in fitted wardrobes and modern fitted ensuite shower room along with a modern fitted family bathroom. Externally you have off road driveway parking for multiple vehicles with a garage and a stunning low maintenance rear garden with decking that has a sunny aspect ideal for outdoor dining and entertaining. Situated on one of the most sought-after developments in Sittingbourne with great access links to A249 which connects to M2/A2 and M20, as well as local shops and amenities and Sittingbourne town centre and mainline train station within 1.5 miles. Call us today to arrange your viewing appointment!



Entrance Hall

Cloakroom

Lounge

15' 10" x 10' 9" (4.83m x 3.28m)

Kitchen

17' 9" x 11' 4" (5.41m x 3.45m)

Garage

Bedroom One

11' 3" x 11' 7" (3.43m x 3.53m)

Shower Room

Bedroom Two

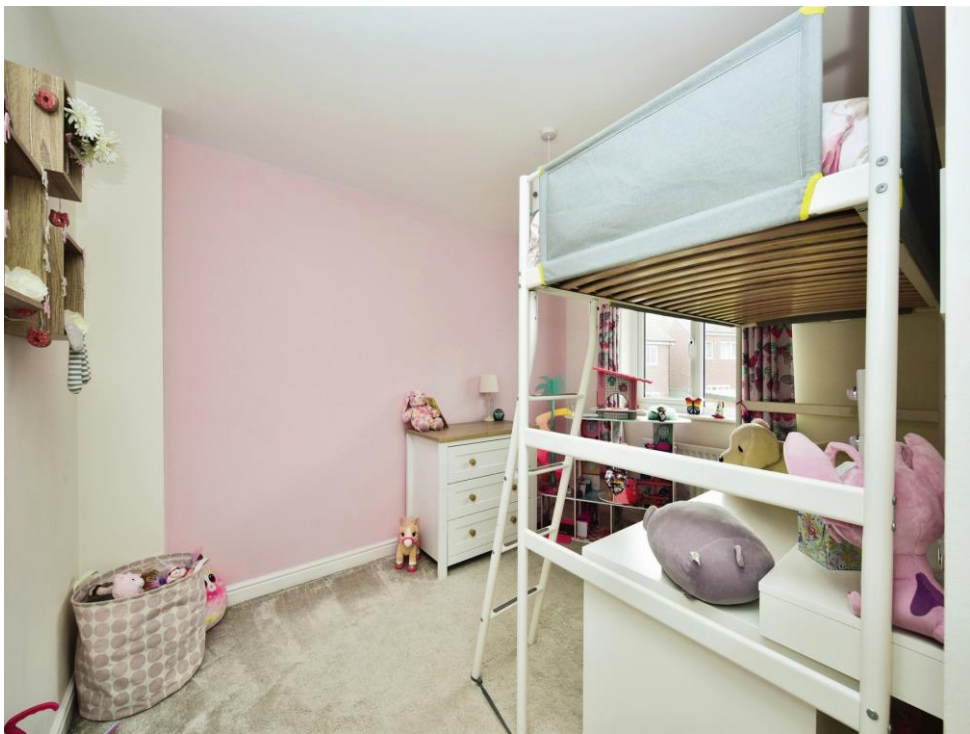
11' 8" x 10' 10" (3.56m x 3.30m)

Bedroom Three

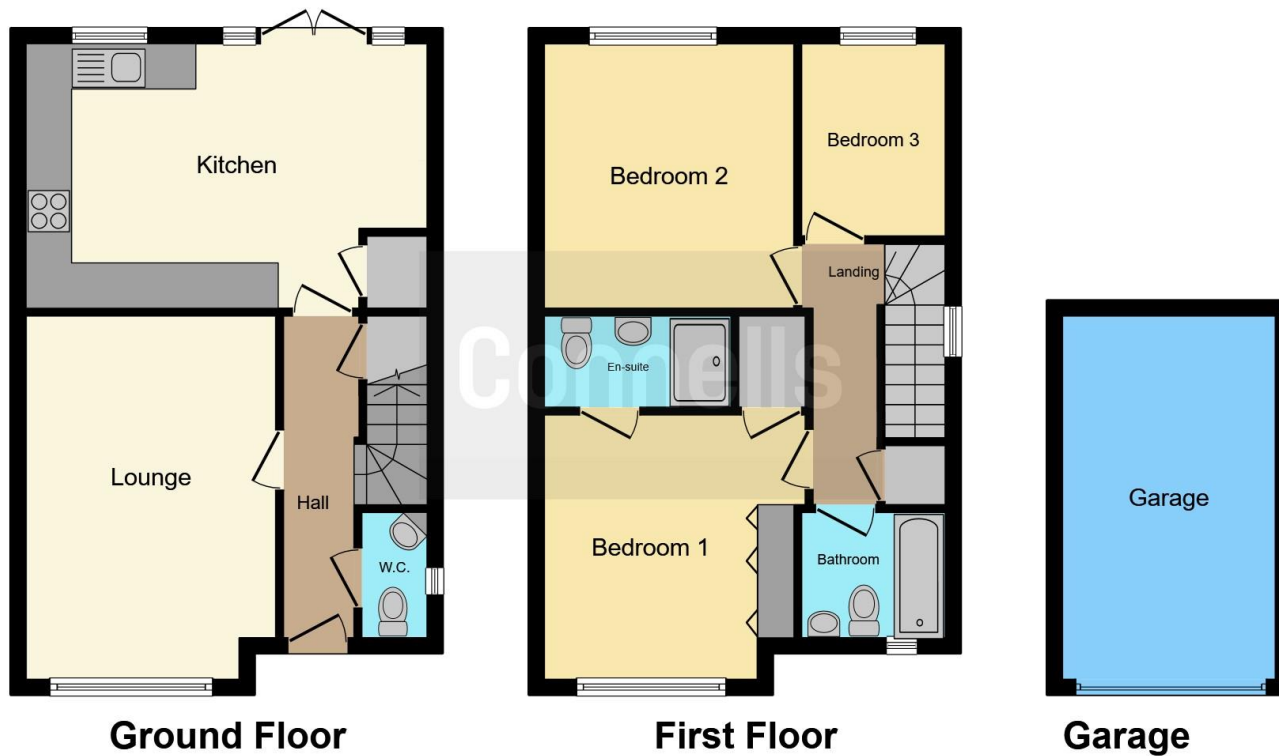
8' 3" x 8' 8" (2.51m x 2.64m)

Bathroom









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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EPC Rating: B

view this property online connells.co.uk/Property/SIT103366

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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