



Connells

Tulip Walk
SITTINGBOURNE



Property Description

Connells are delighted to bring to market this immaculate, show-home standard 5-bedroom detached family home, situated in a secluded position on the highly desirable Eden Village estate.

The property is well-appointed in a prime location, right at the doorstep of scenic countryside walks and green open space. Walking distance to local Grammar, infant, and primary schools makes the area much sought-after. Southside of Sittingbourne, high street shopping and the mainline train station are also just a short drive away.

With a large block paved driveway to the rear, the property is uniquely enclosed by a mature natural boundary with wrap-around gardens. Arrival at the rear courtyard parking with double garage and EV-Charging is via Marigold Drive, though you can also access via cut-through footpath to the front door from Highsted Road.

The ground floor consists of 2 reception rooms; a large lounge with French patio doors and dining room again with dual aspect windows. The kitchen is stylish and modern, again with patio doors, ample space for dining, and separate utility room. There is also a dedicated study and entrance hallway boasting downstairs cloakroom and guest toilet.

The 1st floor accommodation consists of 5 double bedrooms, with all bedrooms benefiting from fitted wardrobes. 2 of which feature an en-suite, including the spacious master with dressing room. Finally, a family bathroom and loft space complete the home.



360
<https://tinyurl.com/yxetspve> TOUR:

Entrance Hallway

Downstairs Cloakroom

Lounge

17' 3" at max. x 16' 8" at max. (5.26m at max. x 5.08m at max.)

Dining Room

14' 11" at max. x 11' 5" at max. (4.55m at max. x 3.48m at max.)

Study

12' 1" at max. x 7' 2" at max. (3.68m at max. x 2.18m at max.)

Kitchen

20' at max. x 17' 9" at max. (6.10m at max. x 5.41m at max.)

Utility Room

7' 2" at max. x 7' 2" at max. (2.18m at max. x 2.18m at max.)

Master Bedroom

16' 4" at max. x 11' at max. (4.98m at max. x 3.35m at max.)

Dressing Room

5' 6" at min. x 5' 2" at min. (1.68m at min. x 1.57m at min.)

En-Suite

2nd Bedroom

13' 10" at max. x 13' 11" at max. (4.22m at max. x 4.24m at max.)

En-Suite

3rd Bedroom

11' 3" at max. x 16' 9" at max. (3.43m at max. x 5.11m at max.)

4th Bedroom

9' at max. x 12' 11" at max. (2.74m at max. x 3.94m at max.)

5th Bedroom

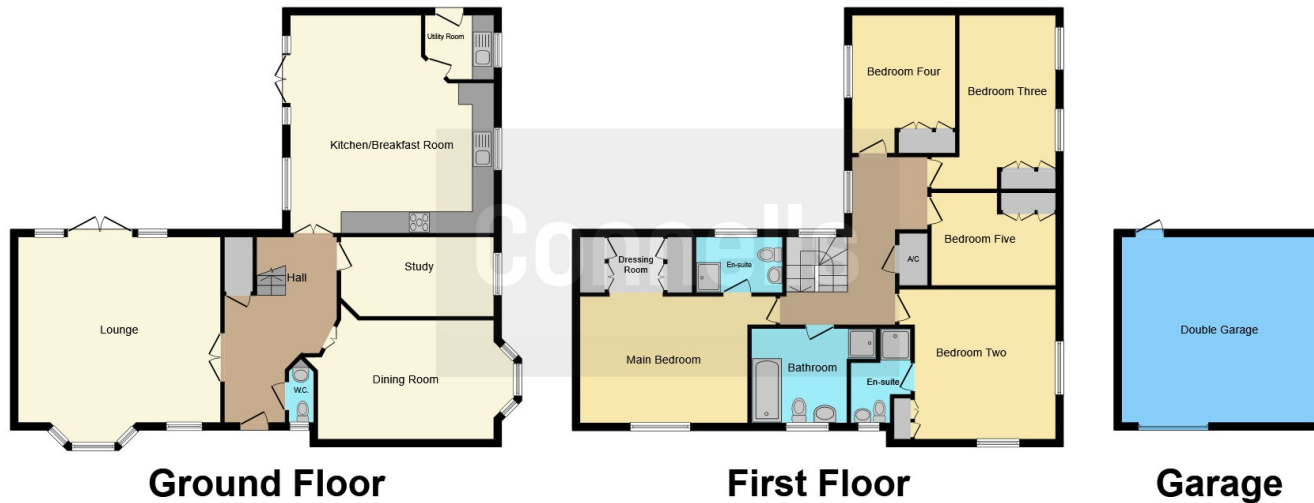
11' 3" at max. x 8' 6" at max. (3.43m at max. x 2.59m at max.)

Family Bathroom

Double Garage

17' 10" x 17' 3" (5.44m x 5.26m)





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

T 01795 477859
E sittingbourne@connells.co.uk

68 High Street
 SITTINGBOURNE ME10 4PB

EPC Rating: C Council Tax
 Band: G

view this property online connells.co.uk/Property/SIT103803

Tenure: Freehold



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