



Cryalls Farm Cottage Cryalls Lane, Sittingbourne
Sittingbourne

£425,000

Cryalls Farm Cottage Cryalls Lane

Sittingbourne, Sittingbourne

3 bed semi-detached cottage in rural South Sittingbourne. Traditional charm meets modern comforts, 2 reception rooms, wood burner, spacious garden with insulated cabin.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: F

EPC Environmental Impact Rating: F

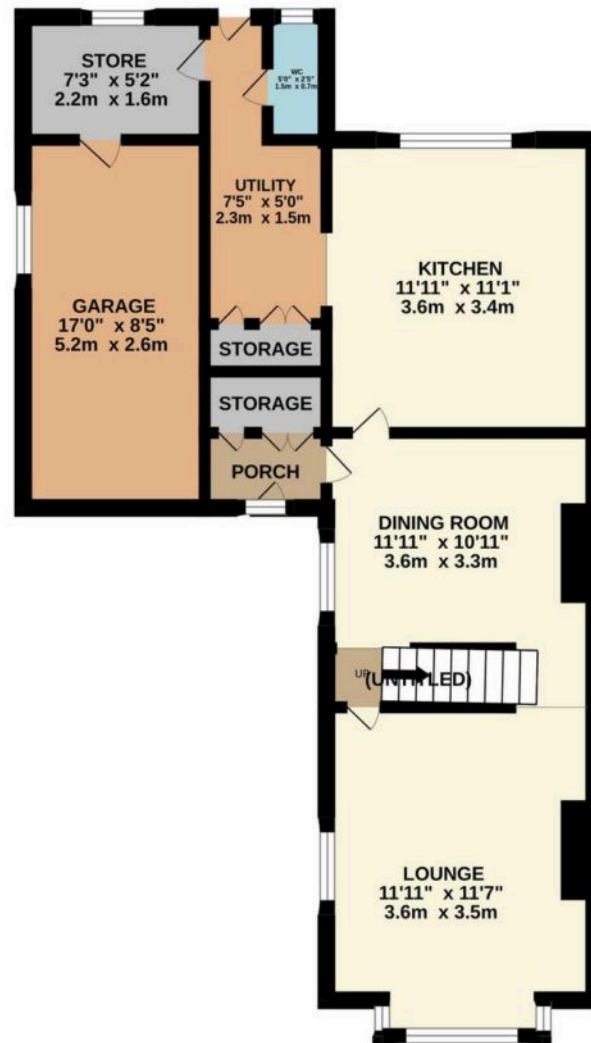
- 3 bedroom semi detached character cottage
- Homely features with modern comforts
- 2 reception rooms plus kitchen/diner, utility room and cloakroom
- Double aspect lounge and wood burner in dining area with exposed brick feature
- Generous garden with 22ft by 12.5 ft fully insulated cabin
- Outskirts of South Sittingbourne with easy access to town centre and schools
- Family bathroom with corner bath
- Rural location close to nature reserve
- generous storage cupboards and additional storage room



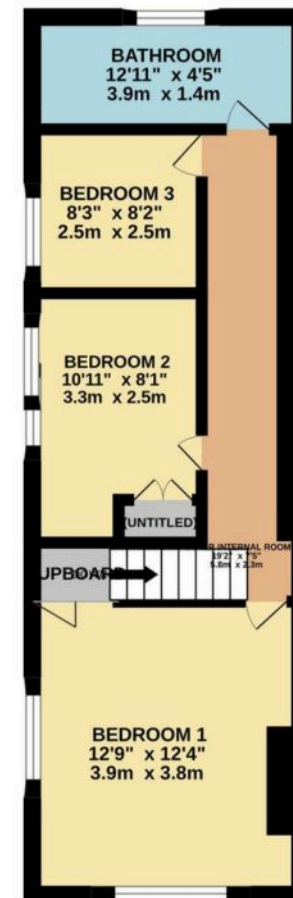




GROUND FLOOR



1ST FLOOR



3 BEDROOM SEMI DETACHED COTTAGE

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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Homely Bespoke Estate Agents

10 Orchard Way, Eastchurch – ME12 4DS

07817 727321

lynne@homelyproperties.co.uk

www.homelyproperties.co.uk