



**Guide Price**  
**£425,000**

**Freehold**

4x  2x  2x 

**Sandstone Drive,  
Kemsley, Sittingbourne,  
Kent, ME10**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards





## Main features

- Stunning landscaped rear garden
- Garage and off road parking
- Beautiful kitchen with separate dining room
- Immaculately presented with neutral decor throughout
- In a quiet residential area of Kemsley close to parks and country walks

## Accommodation

### GROUND FLOOR

- Entrance Hall
- Cloakroom
- Lounge: 14'1 x 10'7 (4.30m x 3.23m)
- Dining Room: 10'4 x 9'1 (3.15m x 2.77m)
- Conservatory: 12'1 x 10'7 (3.69m x 3.23m)
- Kitchen: 15'2 x 8'1 (4.63m x 2.47m)
- Utility Area: 6'0 x 5'3 (1.83m x 1.60m)

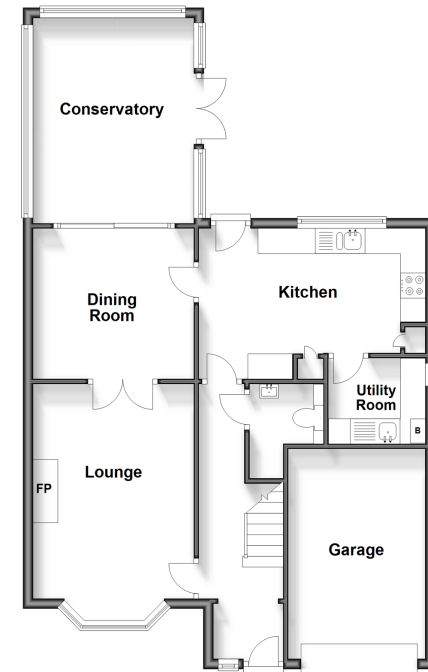
### FIRST FLOOR

- Landing
- Bedroom 1: 16'1 x 10'9 (4.91m x 3.28m)
- En-Suite Shower Room
- Bedroom 2: 12'9 x 8'5 (3.89m x 2.57m)
- Bedroom 3: 9'9 x 9'2 (2.97m x 2.80m)
- Bedroom 4: 8'1 x 7'6 (2.47m x 2.29m)
- Bathroom

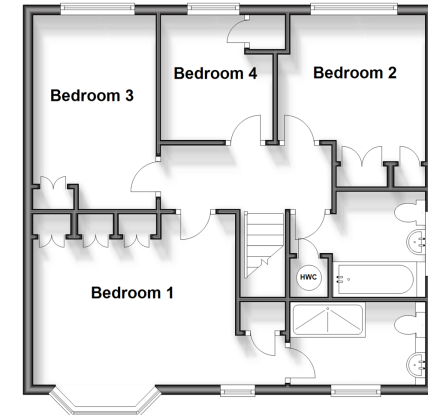
### OUTSIDE

- Front Garden
- Garage
- Off Road Parking
- Rear Garden

**Ground Floor**  
Approx. 76.6 sq. metres (824.6 sq. feet)



**First Floor**  
Approx. 58.1 sq. metres (625.1 sq. feet)



**Call Sittingbourne - 01795 427272 ■ [wardsof Kent.co.uk](http://wardsof Kent.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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