

Guide Price £500,000

Freehold

4x 🕮 2x 🚅 1x 🕮

College Road,
Sittingbourne, Kent,
ME10











Main features

- Beautiful 1930's character house
- Off road parking to the front
- **Outbuilding used as workshops**
- Set in the ideal location of south side Sittingbourne
- Open plan modern living space with room to entertaining

Accommodation

GROUND FLOOR

Entrance Hall

Lounge: 13'0 x 12'5 (3.97m x 3.79m)

Kitchen/Breakfast Room: 15'8 x 13'4 (4.78m x 4.07m) narrowing to 9'4 x 5'5 (2.85m x 1.65m)

Dining Area: 12'8 x 7'2 (3.86m x 2.19m) Utility Room: 12'6 x 7'0 (3.81m x 2.14m)

Cloakroom

FIRST FLOOR

Landing

Bedroom 1: 13'3 x 11'4 (4.04m x 3.46m)

Walk-in Wardrobe

En-Suite Shower Room

Bedroom 2: 12'8 x 12'6 (3.86m x 3.81m)

Bedroom 3: 13'3 x 8'1 (4.04m x 2.47m)

Bedroom 4: 9'4 x 7'4 (2.85m x 2.24m)

Bathroom

OUTBUILDING

Room 1

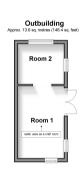
Room 2

OUTSIDE

Front Garden Off Road Parking Rear Garden

Ground Floor





Call Sittingbourne - 01795 427272 ■ wardsofkent.co.uk

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











