



**Guide Price**  
**£375,000**

**Freehold**

4x  2x  2x 

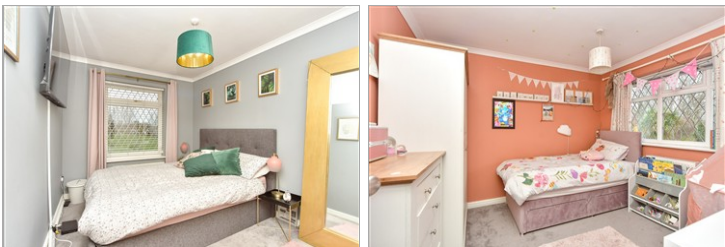
**Puttney Drive, Kemsley,  
Sittingbourne, Kent,  
ME10**

**OVER 60?**

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

*Wards*  
Helping you move forwards





## Main features

- Situated in a cul-de-sac
- Perfect family home with flexible living space
- Ideal set up with working from home space
- Driveway for multiple cars
- Converted garage space to bedroom, en-suite shower room and family room

## Accommodation

### GROUND FLOOR

Porch  
Entrance Hall  
Cloakroom  
Lounge: 14'7 x 12'7 (4.45m x 3.84m)  
Kitchen/Diner: 15'8 x 10'2 (4.78m x 3.10m)  
Family Room: 11'0 x 8'8 (3.36m x 2.64m)  
Bedroom 4: 11'7 x 7'9 (3.53m x 2.36m)  
En-Suite Shower Room

### FIRST FLOOR

Landing  
Bedroom 1: 12'7 x 9'1 (3.84m x 2.77m)  
Bedroom 2: 10'3 x 9'2 (3.13m x 2.80m)  
Bedroom 3: 9'8 x 7'6 (2.95m x 2.29m)  
Bathroom

### OUTBUILDING

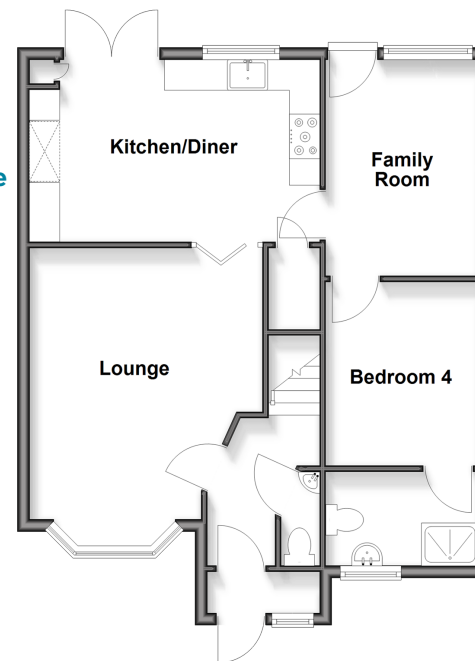
Room 1 (Used as a Home Office): 13'5 x 7'5 (4.09m x 2.26m)

### OUTSIDE

Driveway  
Rear Garden

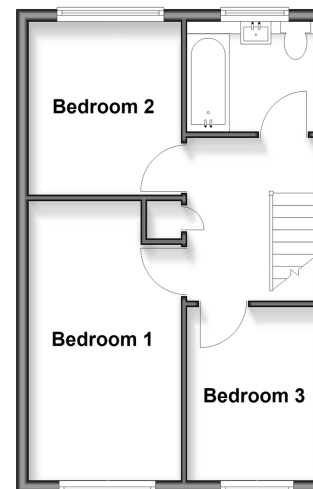
### Ground Floor

Approx. 60.6 sq. metres (652.5 sq. feet)



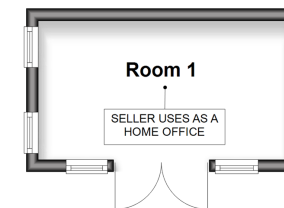
### First Floor

Approx. 35.9 sq. metres (386.5 sq. feet)



### Outbuilding

Approx. 0.0 sq. metres (0.0 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 50% less, by purchasing a Lifetime Lease



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