



Connells

Press House Drive
Faversham

Press House Drive
Faversham ME13 7UX

for sale guide price
£550,000 - £580,000



This exceptionally presented and greatly improved executive style home is positioned within the sought-after Faversham Lakes development in a quiet setting overlooking the greenery. The property was built in 2022 and is sold with the remainder of the NHBC warranty certificate giving peace of mind to a new buyer.

This fully detached, four bedroom, family home provides an incredible amount of space within the generous living room and open plan kitchen dining room. Large bi folding doors overlook the rear garden from the dining room area complimenting the modern fitted Shaker kitchen fully equipped with integrated appliances.

The ground floor also boasts a utility room with space for washing machine and dryer, a downstairs cloakroom and a study room that could also be used as a further bedroom or play room.

To the first floor you will find a main bedroom with en suite shower facilities, three further bedrooms and a main family bathroom with matching suite of bath, WC and wash hand basin.



To the exterior of the home is a driveway for multiple vehicles to the front of the large double garage with electric door, fully powered, EV point with rear access to the garden. The rear garden area is very well maintained, mostly laid to lawn with flower beds and fenced to all sides.

Faversham's market town is easily accessible with an array of cafe's and local shops along with the town's main line train station providing regular high speed services to London.

ACCOMMODATION

Entrance Hall

With door to front. Stairs to first floor.

Cloakroom

WC and washbasin

Study / Bedroom 5

8' 11" x 7' 4" (2.72m x 2.24m)

Window to front.

Lounge

12' 2" x 11' 11" (3.71m x 3.63m)

Dual aspect windows.

Kitchen / Dining Room

18' 9" x 11' 8" (5.71m x 3.56m)

Bi-folding doors out to garden. Fitted kitchen with wall & base units. Worksurfaces, sink/drain. Oven, hob, extractor fan. Integrated appliances to include fridge/freezer, dishwasher.

Utility Room

10' 4" x 5' 11" (3.15m x 1.80m)

Door to garden. Base units with plumbing and space for washing machine and tumble dryer. Part tiled. sink/drain

First Floor Landing

Window to side. Airing cupboard.

Bedroom One

12' 3" x 12' (3.73m x 3.66m)

Dual aspect windows to rear and side. Juliet balcony. Fitted wardrobe with sliding doors. Door to:

En Suite Shower Room

6' 8" x 6' 8" (2.03m x 2.03m)

WC, washbasin and shower cubicle.

Bedroom Two

14' 7" x 12' 2" (4.45m x 3.71m)

Window to front. Fitted wardrobe.

Bedroom Three

8' 8" x 12' 7" (2.64m x 3.84m)

Window to front

Bedroom Four

10' 5" x 7' 7" (3.17m x 2.31m)

Window to rear.

Outside

Double Garage

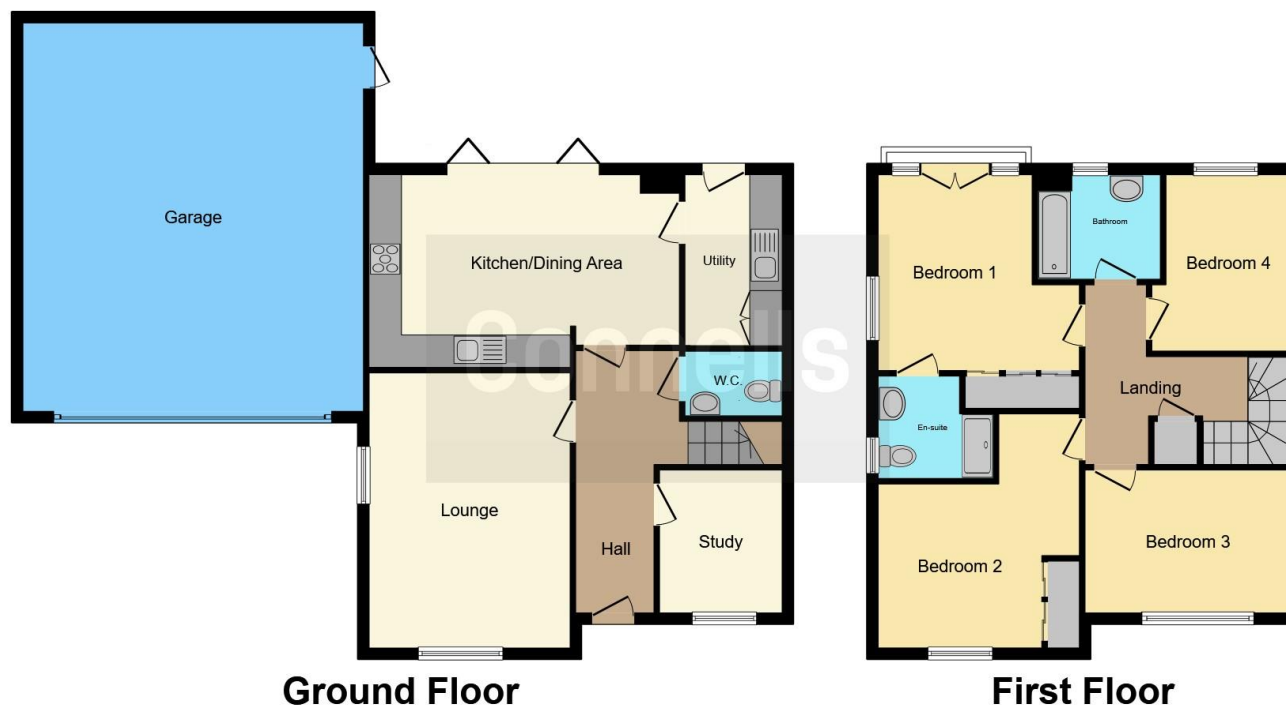
23' 7" x 20' 8" (7.19m x 6.30m)

Electric up and over door. EV point.









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

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7 Market Place
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EPC Rating: B Council Tax
 Band: F

Tenure: Freehold

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