



Connells

Watershed Studio Canterbury Road
Faversham



This truly unique property was converted by the current owner in the 1980's, from a 1920's private squash court into an Artist's studio. The grand exterior entrance opens into a courtyard with double parking and container garden which extends around the property with secret passages, garden and shed. From the front door, passing an office and the original staircase leading to the mezzanine and bedroom, a small corridor leads to the large light and airy, open-plan, double-height living room off which stand a kitchen, bathroom and work room.

Faversham is one of England's most historic and charming residential towns, nestling between the rural delights of the Kent Downs and the beauty of its coastal wetlands. This picturesque market town has nearly 500 listed/period buildings, a good range of Georgian, Victorian properties to 1930's, 1960's and luxury modern new developments. Whether you are looking for a property in the town centre, just outside, countryside, or along the coast, there really is something for everyone. This is a bustling place with a fine range of independent shops, cafes, supermarkets and recreational pursuits.

There are many places of interest from country houses and gardens to the UK's oldest brewery and from the national fruit collection to internationally important nature reserves.

Faversham is about two minutes drive from the M2 and has a mainline station with regular commuter services to London (Victoria/Cannon Street and St Pancras HS1), Canterbury and the coast, making it easily accessible.



Accommodation

Entrance

Door to front. Stairs to first floor with under-stairs to cupboard housing gas & electric meters.

Office

8' 9" x 5' 1" (2.67m x 1.55m)

Window to side.

Studio/Living Room

21' 7" x 10' <14'8 (6.58m x 3.05m <14'8)

Double height window to rear. Telephone point. Television point. Gas wood-effect stove.

Workroom

10' x 9' 1" (3.05m x 2.77m)

French doors to rear.

Utility Area

10' 3" x 10' 3" (3.12m x 3.12m)

With base units, sink and plumbing for washing machine/dishwasher. Combi boiler. Open to general studio.

Kitchen/Dining Room

10' 8" x 14' (3.25m x 4.27m)

Window to side and glazed rear door. Wall & base units, ceramic sink/drainage. Space for oven. Tiling to splashback areas. Space for dishwasher and space for freezer. Door to side.

Bathroom

Window to side. Suite of: WC, washbasin and bath with mixer taps and shower over. Extractor fan. Fully tiled.

Bedroom

8' 6" x 13' 2" (2.59m x 4.01m)

Internal window overlooking main studio and window to side. Fitted wardrobe. Step up to mezzanine floor.

Studio/mezzanine Level

20' 1" x 11' (6.12m x 3.35m)

Fitted storage.

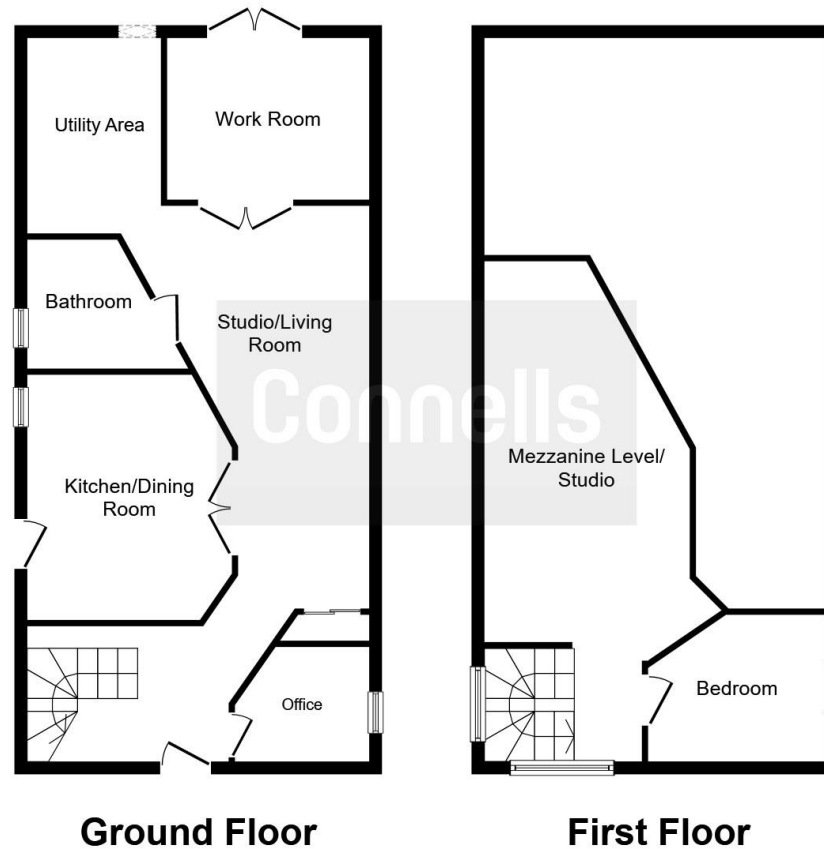
Outside

Timber shed with power & light. Paved garden. Off road parking for 2 cars.









This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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EPC Rating: D

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Tenure: Freehold



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