



HAWKESFORD
JAMES



Sterling Road
Sittingbourne, Kent, ME10 1SW
price: £420,000 Freehold



Skilfully extended to create a spacious family home, this three-bedroom bungalow is situated in a highly desirable location, presenting an unmissable opportunity.

Offered for sale with no forward chain, the property boasts a well-maintained interior with neutral décor, ready for immediate occupancy. The frontage showcases a manicured garden and a driveway providing convenient off-street parking and granting access to the garage, with gated access leading to the rear garden.

Upon entry, a welcoming porch leads to a hallway. The lounge benefits from a feature fireplace place and an attractive bay window overlooking the front garden, while the kitchen features an integrated oven and hob and flows seamlessly into an L-shaped conservatory offering garden views.

Further accommodation comprises three bedrooms and a shower room, with the third bedroom currently utilised as a dining room, showcasing the property's versatility.

Notable features include UPVC double glazing, gas fired central heating, and fitted wardrobes to the master bedroom.

Outside, the rear garden impresses with well-stocked borders bursting with vibrant colours, complemented by a pond, a patio area perfect for entertaining guests, and a manicured lawn. A personal door grants access to the garage, with additional gated access to the front.



Nestled in a highly sought-after residential area in south Sittingbourne, Sterling Road offers easy access to the neighbouring villages of Tunstall and Rodmersham, ideal for leisurely strolls or scenic bike rides amidst picturesque countryside.

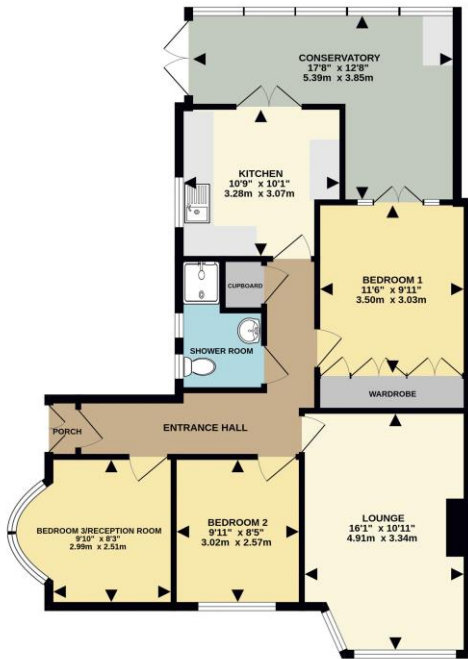
For commuters, Sittingbourne's strategic location proves advantageous, with the historic city of Canterbury just 17 miles away and London approximately 45 miles distant. Convenient railway links ensure swift access to London Victoria and HS1 to St. Pancras International, facilitating stress-free commuting to the capital.

Features

- Extended Semi-Detached Bungalow
- Three Bedrooms
- Conservatory
- Established Rear Garden
- Garage & Driveway
- Sought-After Location
- No Onward Chain
- EPC Rating: TBC
- Council Tax Band: D
- Freehold



GROUND FLOOR
888 sq.ft. (82.5 sq.m.) approx.



TOTAL FLOOR AREA: 888 sq.ft. (82.5 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The contents, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.
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Disclaimer:
These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances. All measurements are approximate. Lease details, service charges, ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts



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