









12 Sheerways, Faversham, ME13 8TP Offers in excess of £320,000

A beautifully presented two bedroom semi detached property located in a cul de sac on the outskirts of Faversham in Ospringe offered for sale with no chain. The property has accommodation comprising of, entrance porch, lounge, modern fitted kitchen with under cupboard lighting and a conservatory to the ground floor. Upstairs are two double bedrooms and a bathroom. Outside is a garage which has been divided at the rear to incorporate a utility room and WC, there is an outside wash area ideal for pets or muddy boots, a summer house or home office and two sheds one with workbench built in. This really is a fabulous home and despite being two bedrooms has a wealth of extra space and usable areas. We would strongly recommend early viewing.

The picturesque market town of Faversham is ideally located for coast & country, with excellent transport links including high speed rail links into London St. Pancras. Its countryside is the ultimate pub-walk territory, with many trails leading you through Kent's varied scenery, from the heights of the Kent Downs through the ancient woodlands, blossoming orchards, breath-taking marshes & nature reserves on the Saxon Shore Way.

Faversham is proud of its rich history; it has over 500 listed buildings and was an important area during Roman, Saxon and through to modern times. In addition to its olde-worlde charm,

Lounge

18'5" x 12'11" (5.63 x 3.94)





12'10" x 9'0" (3.93 x 2.75)





Kitchen 12'11" x 8'11" (3.94 x 2.72)







Conservatory

11'5" x 7'1" increasing to 10'5" (3.49 x 2.17 increasing to 3.20)





Bathroom

8'4" x 5'4" (2.56 x 1.65)





Utility

7'0" x 4'6" increasing to 7'7" (2.15 x 1.38 increasing to 2.32)



Garden







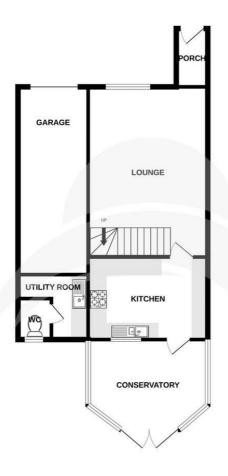


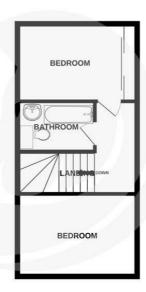
WC

Bedroom

12'10" x 8'4" (3.93 x 2.56)

GROUND FLOOR 1ST FLOOR 33.1 sq.m. (356 sq.ft.) approx.





TOTAL FLOOR AREA: 98.5 sq.m. (1060 sq.ft.) approx.

Whilst every stamper has been made to exame the accuracy of the flooplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibly is bleen for any error, missist nor mis-statement. This pain is to flustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliancies shown have not been tested and no guirantee as to third generating extilence, can be given.

