



SAXON SHORE
— ESTATE AGENTS —



Claremont Church Hill, Faversham, ME13 9JX

Offers in excess of £525,000

Introducing this well presented, five bedroom, detached, chalet bungalow on Church Hill in the popular village of Hernhill, just outside of Faversham.

Accommodation spans across two floors and comprises an entrance hall with a spacious inner hall off to the right providing ample storage space for coats and shoes and a cupboard under stairs. Off to the left, a good sized lounge, open plan kitchen/dining room, conservatory that opens onto garden, a shower room and two well proportioned bedrooms, one of which has an en-suite bathroom/shower room with storage cupboard and an independent front door, making it an ideal annex opportunity, to the ground floor.

Upstairs leading off of a generous landing are three further bedrooms with stunning views, a study and a full bathroom.

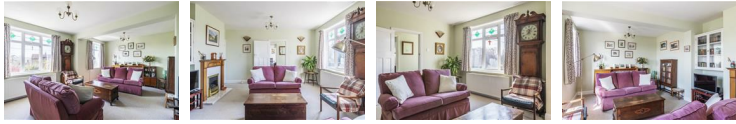
Outside to the front is a large lawned garden and gravel driveway with plenty of parking space. To the rear is an established garden with a generous patio and a discreet fence that enables uninterrupted views of the surrounding orchards.

Porch



Lounge

10'11" x 14'4" + 7'2" x 11'7" (3.33 x 4.38 + 2.2 x 3.54)



Kitchen + Dining Room

7'2" x 11'1" + 10'11" x 10'7" (2.2 x 3.4 + 3.33 x 3.24)



Conservatory

12'10" x 9'4" (3.92 x 2.87)



Bedroom 1

12'11" x 17'9" (3.95 x 5.43)



Ensuite

12'11" x 4'11" (3.95 x 1.51)



Study

10'10" x 11'1" (3.31 x 3.4)



Shower Room

7'10" x 4'11" (2.4 x 1.5)



Inner Hall



Upstairs Landing



Bedroom 3
9'10" x 14'11" (3 x 4.56)



Bathroom
5'7" x 8'9" (1.72 x 2.67)



Bedroom 4
12'7" x 7'5" (3.85 x 2.28)



Bedroom 5
12'7" x 7'5" (3.85 x 2.28)



Study
9'2" x 8'9" (2.8 x 2.68)



View



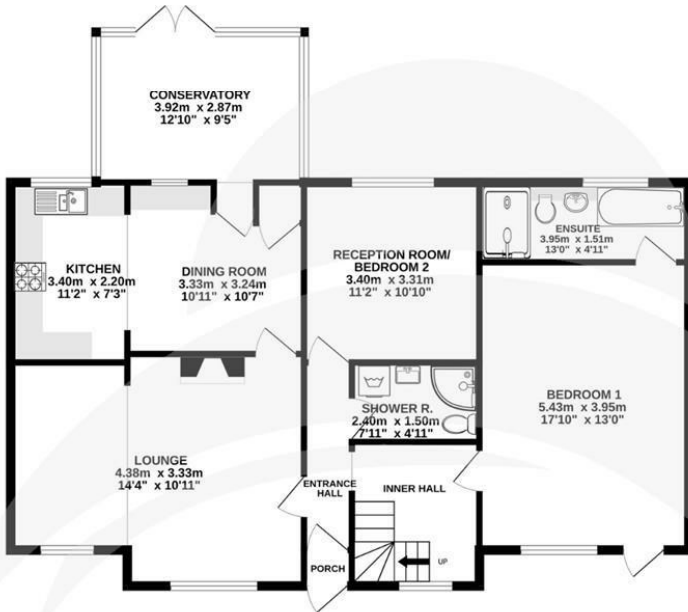
Back Garden



Front Garden



GROUND FLOOR
103.8 sq.m. (1118 sq.ft.) approx.

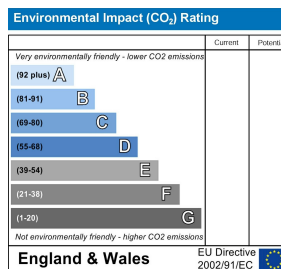
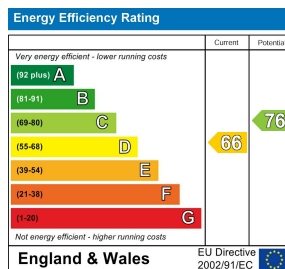


1ST FLOOR
54.5 sq.m. (587 sq.ft.) approx.



TOTAL FLOOR AREA : 158.4 sq.m. (1705 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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