



Key Street, Sittingbourne

*** Guide Price £425,000 - £450,000 ***

Welcome to this exquisite period property, blending historical charm with modern comfort. This home features three spacious double bedrooms, a versatile outbuilding perfect for storage or a workshop, and a beautiful summer house with a bar for entertaining.

The property boasts a huge living room, a generous kitchen with a breakfast bar, and a large dining room, ideal for family gatherings. Practicality meets style with a utility room, a lovely downstairs WC, and a very large upstairs bathroom.

Parking is convenient with space for two cars at the front and side access for ease. Located on a popular road with quick access to the A249, this home is perfect for modern family living.

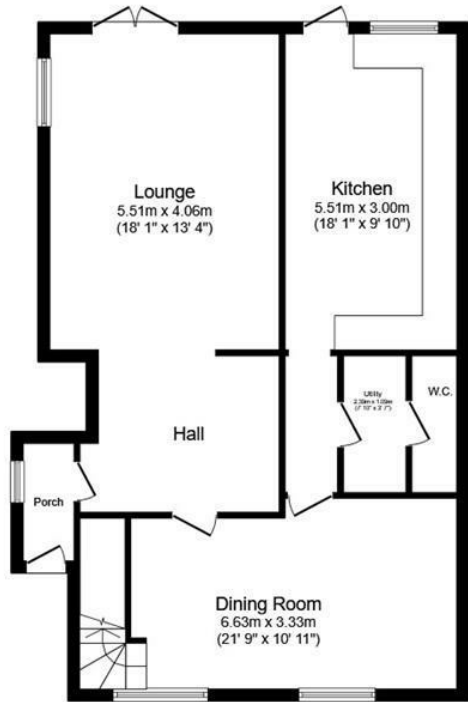
Don't miss out on this unique blend of historic elegance and contemporary convenience.

Price Guide £425,000

- Freehold & Council Tax Band D
- EPC Awaited
- 3 Bedrooms
- Parking For 2 Cars
- Excellent Public Transport Links
- Huge Outbuilding & Summer House
- Double Story Extension to Rear
- Semi-Detached

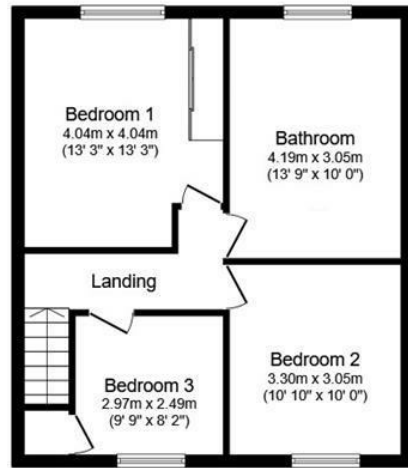






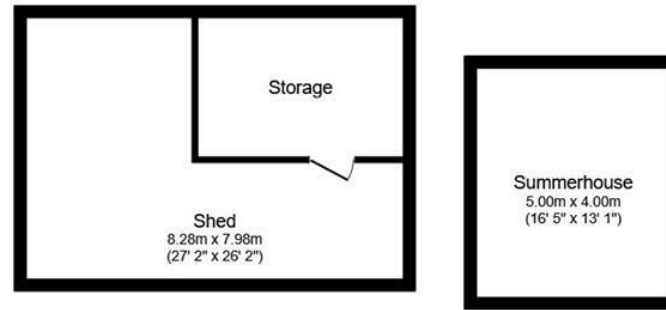
Ground Floor

Floor area 79.5 m² (856 sq.ft.)



First Floor

Floor area 50.1 m² (539 sq.ft.)



Outbuilding

Floor area 43.5 m² (468 sq.ft.)

TOTAL: 173.0 m² (1,863 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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.Propertybox.io

| Energy Efficiency Rating | | |
|---|---------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales EU Directive 2002/91/EC | | |
| Environmental Impact (CO ₂) Rating | | |
| | Current | Potential |
| Very environmentally friendly - lower CO ₂ emissions | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales EU Directive 2002/91/EC | | |

Lamborn & Hill have produced these details in good faith and believe they provide a fair and accurate description of the property being marketed. Following inspection and prior to financial commitment prospective buyers should satisfy themselves as to the property's suitability and make their own enquiries, relating to specific points of importance for example condition of items, permissions, approvals and regulations. The accuracy of these details are not guaranteed and they do not form part of any contract.