



Minterne Avenue, Sittingbourne

Welcome to this newly refurbished 3-bedroom semi-detached home on the highly sought-after Minterne Avenue. This beautiful property boasts a large garage and a driveway that can accommodate 1-2 cars, ensuring ample parking and storage space. Inside, you'll find two spacious double bedrooms and one good-sized single room, perfect for a growing family.

The upstairs features a modern bathroom and a separate W/C, adding to the home's convenience. The heart of this home is its stunning garden, an ideal space for outdoor relaxation and entertaining. The newly updated interiors provide a fresh and contemporary feel, making it move-in ready.

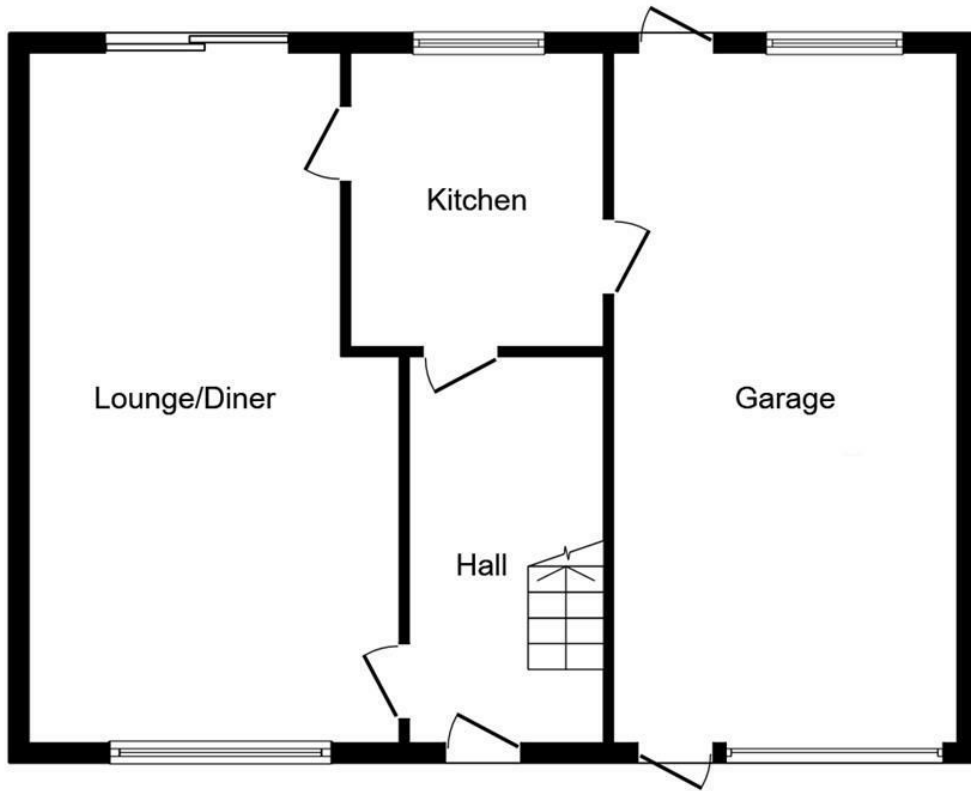
Situated in a popular location, this property offers easy access to local amenities, schools, and transport links. Minterne Avenue is known for its friendly community atmosphere, making it an ideal place to call home. Don't miss the chance to own this exceptional property that combines style, comfort, and convenience in a prime location.

£1,500 PCM

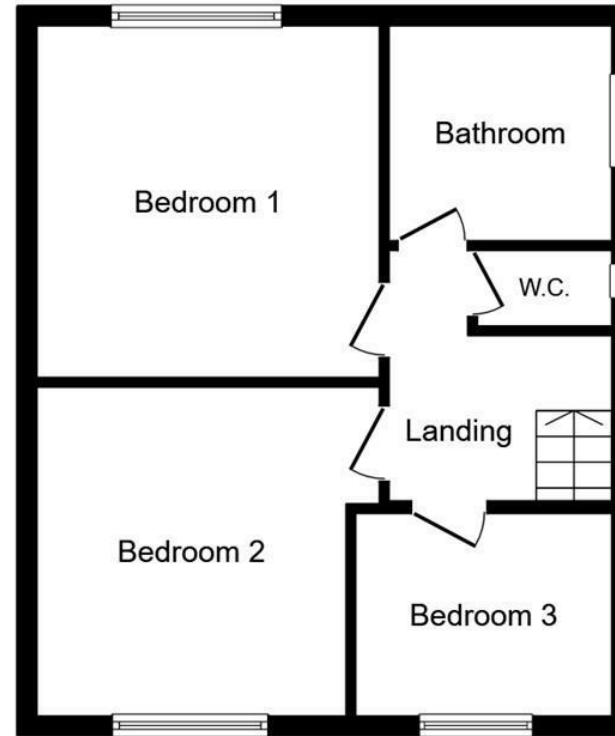
- Three Bedroom Semi-Detached House
- Popular South Sittingbourne Location
- Large Garage & Driveway
- Through Lounge Diner
- Large Garden
- No Pets
- Available Immediately
- EPC Grade C & Council Tax Band D
- Holding Fee £346.00
- Deposit £1730.00







Ground Floor
Floor area 71.6 m² (771 sq.ft.)



First Floor
Floor area 44.3 m² (477 sq.ft.)

TOTAL: 116.0 m² (1,248 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		86
(81-91) B		73
(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.