



Merton Drive, Newington, Sittingbourne

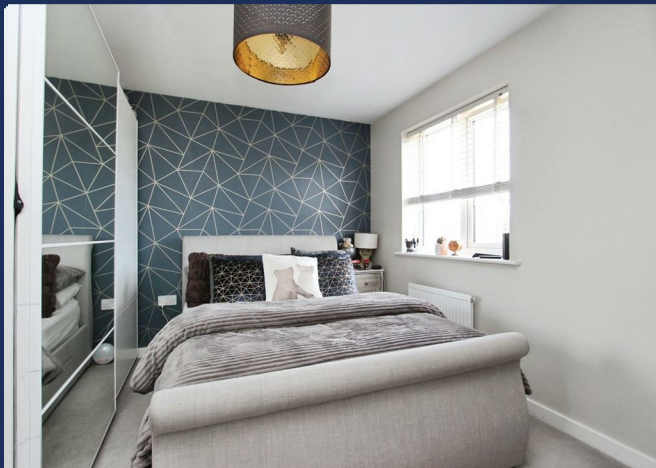
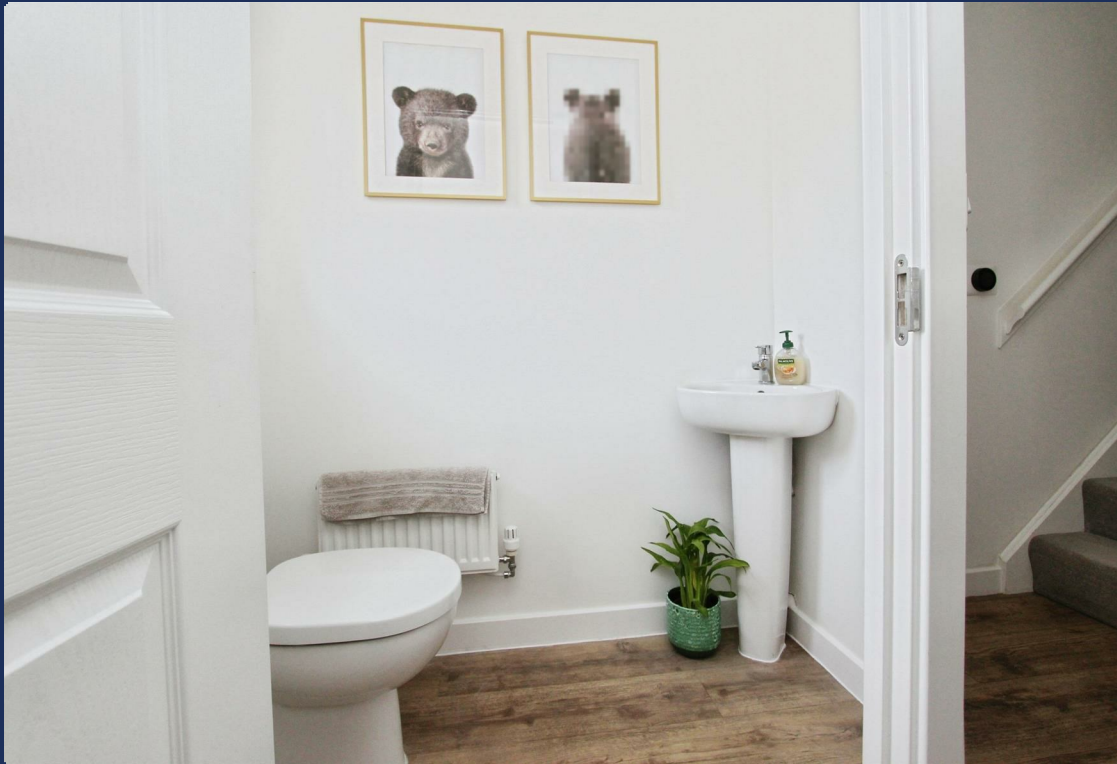
Price Guide £350,000

Key Features

- Three Bedroom End-of-Terrace New Build
- NHBC warranty
- Bright Lounge with Under-Stair Storage
- Contemporary Kitchen/Diner
- Low-Maintenance Garden with Rear Access
- Private Parking for Two Cars
- Master Bedroom with En-Suite
- Fantastic Location
- EPC Grade B (83)
- Council Tax Band C

Property Summary

GUIDE PRICE £350,000-£370,000 Located in a well-connected, modern development in the village of Newington, this beautifully presented three-bedroom end-of-terrace home is ideal for buyers seeking a stylish start in a thriving community.



Property Overview

Step inside to a bright and spacious lounge, perfect for relaxing or entertaining, with a clever under-stair storage area for keeping everyday essentials tucked away. A contemporary kitchen/diner sits at the rear of the home, complete with sleek units and space to dine in comfort. Double doors open out to the private rear garden, which includes a neat paved seating area, a lawn for outdoor enjoyment, and side access leading directly to the driveway and carport—providing parking for two vehicles with ease.

Upstairs, the main bedroom features an en-suite shower room, offering a peaceful retreat. Bedroom two is a comfortable double, while bedroom three works well as a child's room, nursery, or home office. A well-sized family bathroom and a convenient hallway storage cupboard add to the home's smart, functional design.

Situated in a popular area just a short walk from Newington station, local schools, and village amenities, this modern property is ideal for those looking for comfort, style, and excellent connectivity.

About The Area

Merton Drive is nestled in the charming village of Newington, Kent, offering a harmonious blend of countryside tranquility and modern convenience. The area boasts a strong sense of community, with local amenities including a convenience store, pharmacy, coffee shops, and the popular Rose and Crown pub, all contributing to the village's welcoming atmosphere. ?

Families will appreciate the proximity to Newington Church of England Primary School, a well-regarded institution that serves as a cornerstone of the community.

For commuters and travelers, Newington railway station is within walking distance, providing direct services to London and the Kent coast. Additionally, the village offers quick access to major roadways such as the M2, A2, and M20, facilitating easy travel to surrounding areas.

The village's picturesque landscapes, combined with its array of amenities and excellent transport links, make Merton Drive an ideal location for those seeking a balanced lifestyle that combines rural charm with urban accessibility.



Lounge

12'3 x 14'9

Kitchen / Diner

8'10 x 15'4

Downstairs W/C

Bedroom One

9'8 x 9'6

Bedroom Two

7'6 x 9'2

Bedroom Three

7'7 x 5'10

Bathroom

7'6 x 9'2

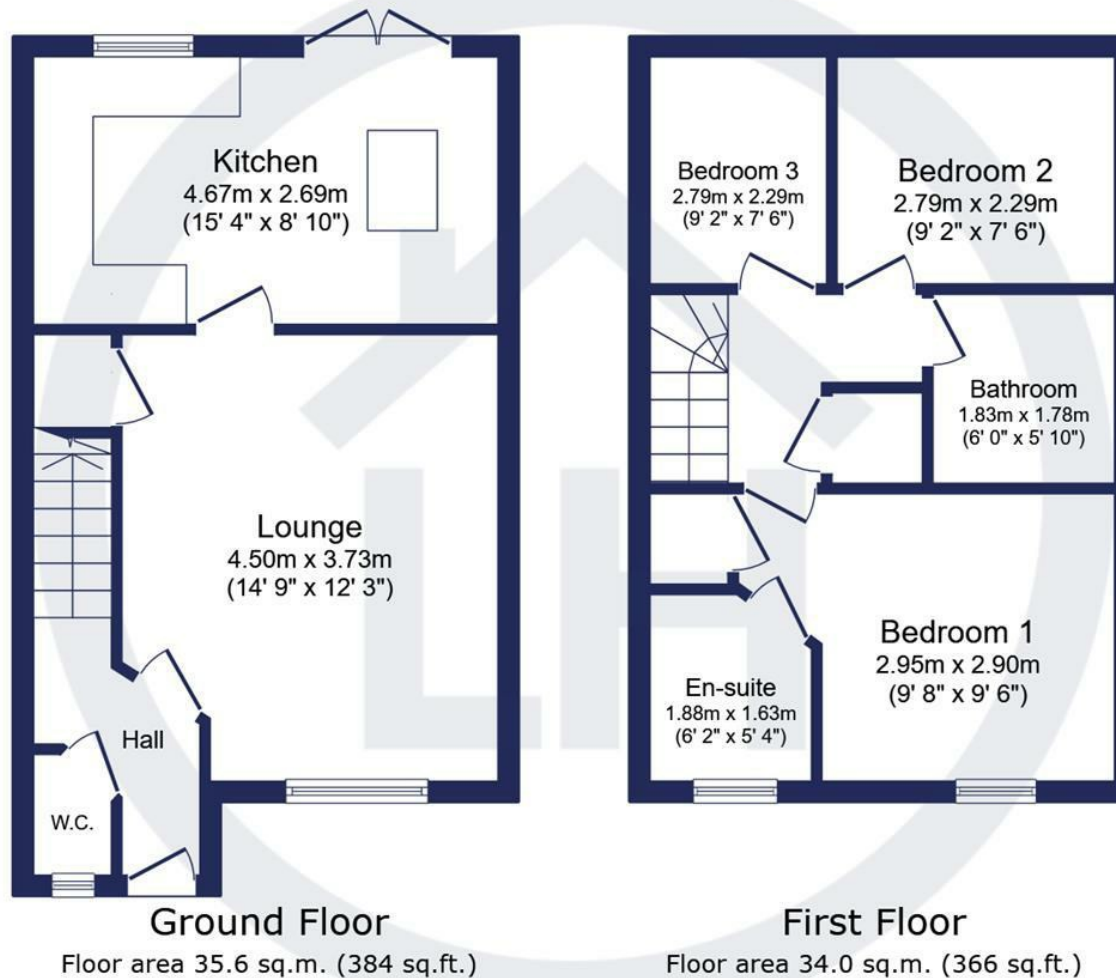
About LambornHill

Our agency has grown steadily over the years, built on a foundation of recommendations, reputation, and respect.

Since 2009, we have been helping buyers, sellers, landlords, and tenants navigate the property market in Sittingbourne and the wider Swale area. Our experienced team is dedicated to providing expert advice, tailored solutions, and a seamless property journey. With a strong local reputation built on trust and results, we are here to make your next move a success. Contact us today and experience the LambornHill difference.

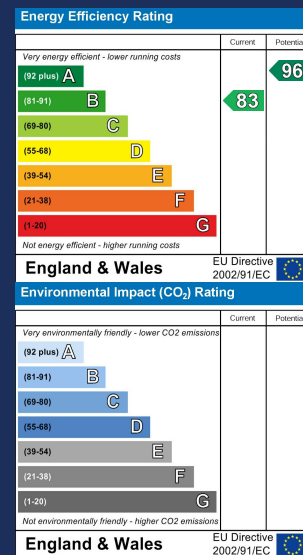
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Total floor area: 69.7 sq.m. (750 sq.ft.)

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



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19-21 West Street, Sittingbourne, Kent, ME10 1AJ

T: 01795 293000

sittingbourne@lambornhill.com

www.lambornhill.com

