



FOUNDATION

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109, The Knole, Faversham ME13 7QJ

3 BEDROOMS | 1 BATHROOM | 2 RECEPTIONS

Freehold



109 The Knole, Faversham ME13 7QJ

- Delightful Semi-Detached Bungalow
- Over 900 Sq.Ft Of Accommodation
- Kitchen Breakfast Room & Two Receptions
- Opportunity To Enhance & Modernise
- Open Plan Kitchen Breakfast Room
- Potential To Convert The Garage SPTC
- Enchanting Rear Garden With Superb Views
- Close To The Town Centre & Local Amenities

SITUATION:

The charming market town of Faversham has a wide range of high street shops and independent retailers which adorn its attractive high street and its bustling market square. The town also offers excellent leisure facilities with an indoor and outdoor swimming pool, a cinema, a large park and recreation ground, a museum and numerous pubs and restaurants.

It has a good selection of primary schools and two secondary schools, one of which is the renowned Queen Elizabeth Grammar School. Faversham has a mainline railway station with a regular service to London Victoria, Cannon Street and Charing Cross and a high-speed rail link to London St. Pancras. The nearby M2 motorway gives excellent and fast access to London.

The city of Canterbury is approximately 10 miles away this has a vibrant city centre, which has a wide array of High Street brands alongside independent retailers, cafes and international restaurants and offers a selection of sporting, leisure, and recreational amenities, including the Marlowe Theatre.

The seaside town of Whitstable, famous for its seafood and annual oyster festival held at the vibrant harbour and picturesque quayside, also has a variety of shops, boutiques and restaurants, a good selection of primary and secondary schools and excellent leisure facilities and is 8 miles away.



DESCRIPTION:

A three-bedroom, semi-detached bungalow, in a unique and peaceful spot moments from the centre of Faversham.

This neatly presented bungalow offers the opportunity to add value, with the possibility of converting the roof space and the garage offering additional bedrooms/living space. STPC

Currently configured as a three bedroom bungalow there is over 900 sq.ft of adaptable space which includes a large kitchen dining room alongside a spacious and generously proportioned sitting room.

The property is situated at the end of the Knole in a quiet cul de sac overlooking mature trees, a little stream and an abundance of wildlife.



The rear garden is exceptionally attractive with its tiered layers leading one to an enchanting space perfect for enjoying the early morning or late evening sunshine.

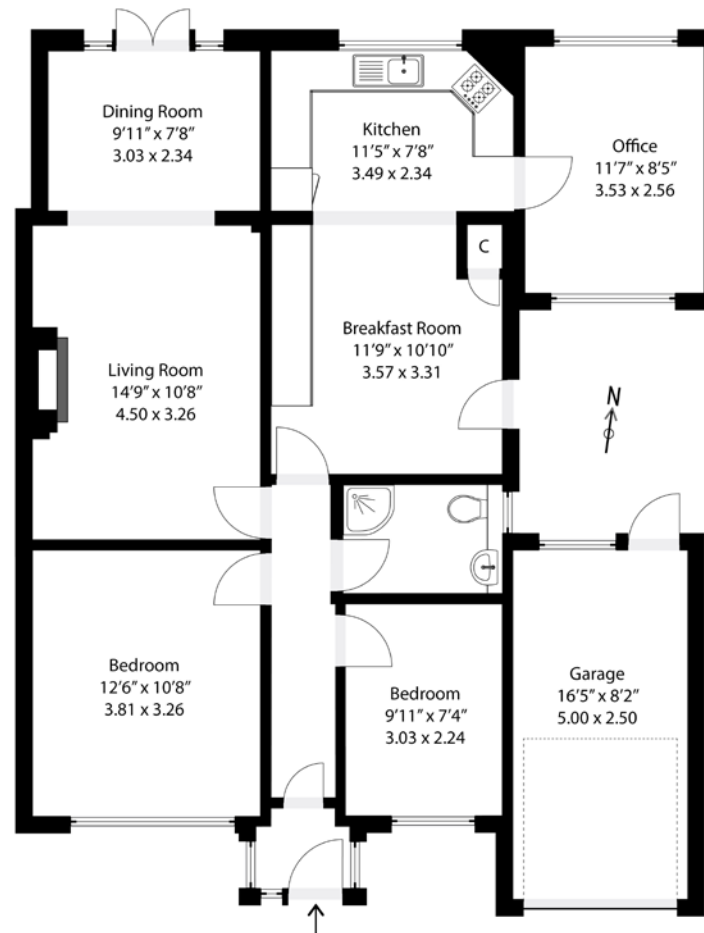
The UPVC front door opens into a glazed lobby with another door leading into the entrance hall. The living space is at the far rear with sitting room to the left and kitchen breakfast room to the right, this could be opened up creating one large family area leading directly onto the garden.

There are three bedrooms and a well-appointed family shower room.

OUTSIDE:

To the front of the property there is a large red Acer within the neatly kept low maintenance garden, a gradually sloped path leads to the front door whilst to the right there is a driveway directly in front of the single garage.

The rear garden can be accessed via the French doors or the kitchen side access, it is an enchanting space with an abundance of flowers and small shrubs. The garden is tiered and leads to the area at the top where there is a good degree of privacy and wonderful views beyond.



TOTAL FLOOR AREA: 1050 sq. ft (98 sq. m)
 HOUSE: 915 sq. ft (85 sq. m)
 GARAGE: 135 sq. ft (13 sq. m)



EPC RATING
 TBC



COUNCIL TAX BAND
 D



GENERAL INFORMATION
 All services are mains connected

Suite 1, 2nd Floor, 3 Jubilee Way, Faversham, Kent ME13 8GD

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