



FOUNDATION

01227 752617

[sales@foundationestateagents.co.uk](mailto:sales@foundationestateagents.co.uk)

[www.foundationestateagents.co.uk](http://www.foundationestateagents.co.uk)



33, Finch Close, Faversham, ME13 8JX

2 BEDROOMS | 1 BATHROOM | 1 RECEPTION



Freehold



## 33, Finch Close, Faversham, ME13 8JX

- Charming Two Bedroom Terrace Home
- Open Plan Living Area With French Doors
- Opportunity To Make Further Enhancements
- Potential To Knock Through To The Kitchen
- Parking Space & Generous Garden
- Ground Floor Cloakroom & First Floor Bathroom
- Walking Distance To The Market Town Centre
- High Speed Links To London

### SITUATION:

Finch Close is an extremely sought after private Close, situated on the outskirts of Faversham. This small development was built in 2006 and is very family oriented, with several pleasant communal greens and even a children's play area.

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. For sailing enthusiasts, the town has a charming tidal creek and quay. 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 wonderful two-bedroom terraced home, peacefully positioned within the highly sought-after Finch Close development. Built in the early 2000s, this exclusive private road is beautifully landscaped, with manicured communal gardens leading down to Number 33, quietly tucked away and framed by mature trees.

This property presents an excellent opportunity for a first-time buyer or downsizer, offering well-proportioned rooms and fantastic scope to add value and personal style. Its attractive façade combines wall-hung tiles, exposed brickwork and modern UPVC windows, with a painted, glazed front door sheltered beneath a neat canopy.

Inside, the entrance hall with cloakroom opens into a spacious open-plan living area at the rear, featuring French doors onto the garden. There is also potential to open this space further into the kitchen to create a fully open-plan ground floor, subject to preference.



The kitchen itself offers a range of wall and base units, integrating a cooker, hob, extractor and fridge-freezer.

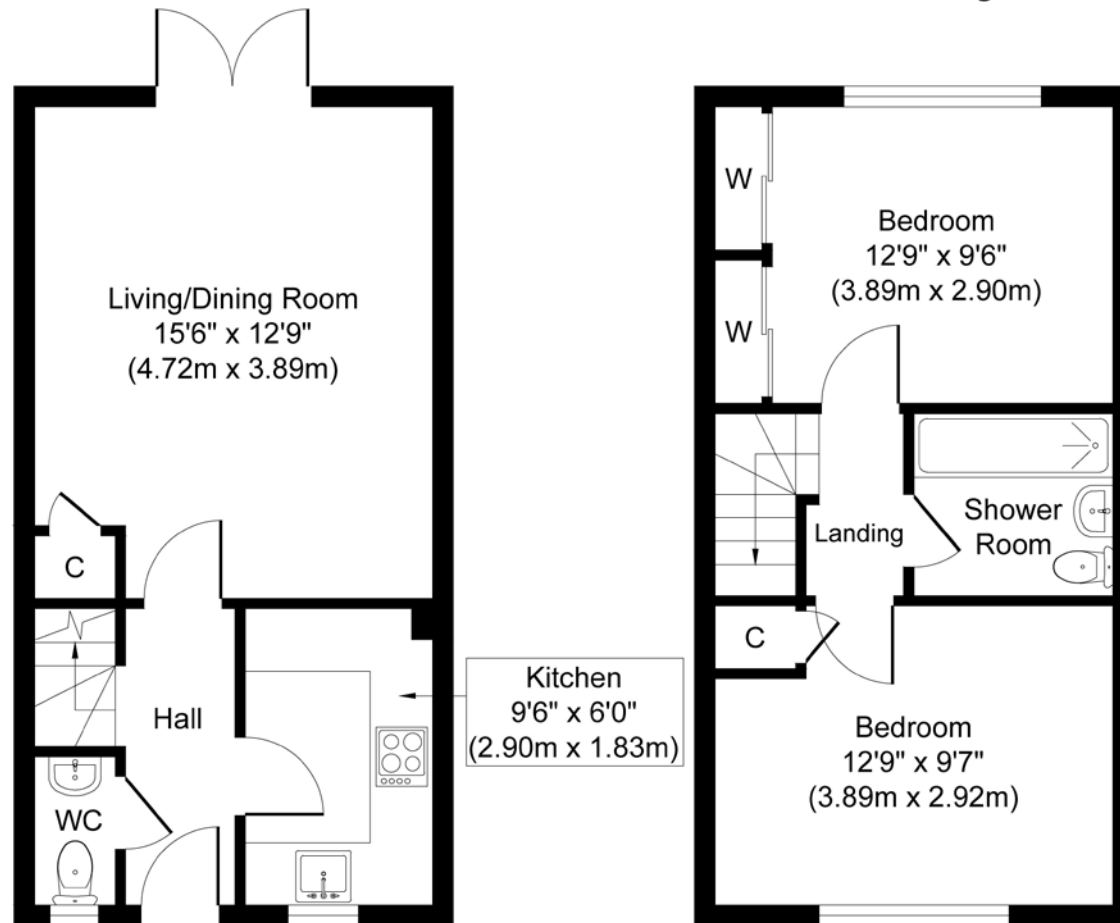
To the first floor, a galleried landing leads to two generous double bedrooms and a well appointed bathroom., The larger rear bedroom benefits from an array of fitted wardrobes.

#### OUTSIDE:

There is allocated parking for one car to the front of the property. The rear garden is mainly laid to lawn, enclosed by fencing and complemented by a pleasant patio area—ideal for outdoor dining or relaxation.

#### AGENTS NOTE:

There is a yearly maintenance charge of approx £402 per annum which covers the private road, driveways, play park and gardens which border pathways around Finch close.



TOTAL FLOOR AREA: 652 sq. ft (60 sq. m)



EPC RATING  
TBC



COUNCIL TAX BAND  
C



GENERAL INFORMATION  
All services are mains connected

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

01227 752617 | [sales@foundationestateagents.co.uk](mailto:sales@foundationestateagents.co.uk) | [www.foundationestateagents.co.uk](http://www.foundationestateagents.co.uk)

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements, floor plans and site plans are a guide to prospective buyers only, and are not precise. Fixtures and fittings shown in any photographs are not necessarily included in the sale and need to be agreed with the seller. Foundation Estate Agents is a trading name of Foundation Property Services (Kent) Limited. Registered in England and Wales No. 7139236. Registered Address: Suite 1, 2nd Floor, 3 Jubilee Way, Faversham, Kent ME13 8GD.

