



Freehold



5 Nelson Gardens, Faversham ME13 8LD

- Charming Two Bedroom Period Cottage
- Beautifully Refurbished & Improved Throughout
- Open Plan Living & Dining Space
- Modern Fitted Kitchen
- Ground Floor Bathroom & First Floor En-Suite
- Stunning Private Cottage Garden With Victorian Wall
- Peaceful Yet Central Location
- Moments From Station & Town Centre

SITUATION:

The property is conveniently situated in Nelson Gardens just off Nelson Street and The Mall, enjoying an extremely central yet tucked-away position within easy walking distance of Faversham's mainline railway station, excellent schools, and thriving medieval town centre.

Faversham boasts a heritage rich in nautical and brewing traditions. This historic market town is home to over 400 listed buildings, many of which now house an eclectic mix of independent shops, traditional pubs, wine bars, restaurants and cafés lining its attractive cobbled high street and lively market square.

In recent years, Faversham has enjoyed a true renaissance, driven by a flourishing and engaged community and an ever-growing cultural calendar. Highlights include the much-loved Faversham Hop Festival, which celebrates the town's deep-rooted brewing heritage each autumn, as well as Faversham Literary Festival, bringing authors, talks and

creative workshops to the town. Alongside these, a vibrant music scene has emerged, with regular live performances spanning folk, jazz and contemporary acts in local venues, pubs and open-air settings, adding to the town's lively and creative atmosphere. Theatre productions, including Shakespeare performances, and popular comedy nights further enrich the cultural offering.

Leisure pursuits can be enjoyed at the town's indoor and outdoor swimming pools, historic cinema, museum, and the renowned Shepherd Neame Brewery, Britain's oldest brewer.

A short walk along medieval streets brings you to Standard Quay on Faversham Creek. Here, visitors can browse antiques, organic goods and handmade crafts, or unwind in waterside wine bars and restaurants while taking in the characterful setting of this atmospheric 17th-century quay, complete with moored barges and boats.

Faversham benefits from a mainline railway



station with regular services to London Victoria, Cannon Street and Charing Cross, as well as a high-speed connection to London St Pancras. The nearby M2 motorway also provides excellent road access to the capital. The town offers a strong selection of schools, including the highly regarded Queen Elizabeth's Grammar School.

The historic city of Canterbury lies approximately 10 miles away and offers attractions such as Canterbury Cathedral, the Marlowe Theatre and the Kent County Cricket Ground. Its vibrant centre blends independent retailers and cafés with high street brands and international dining. Meanwhile, the popular seaside town of Whitstable, just 8 miles away, is famed for its quirky boutiques, seafood restaurants and the annual Whitstable Oyster Festival held along its picturesque harbour.

DESCRIPTION:

A beautifully refurbished two-bedroom period cottage, offering thoughtfully updated accommodation and a truly exceptional



private garden, all tucked away within one of Faversham's most sought-after central locations. Originally built in 1901 as part of a row of traditional brick workers' cottages, Nelson Gardens is a charming and peaceful setting, discreetly positioned just off Nelson Street and The Mall, within easy reach of the town centre and mainline railway station.

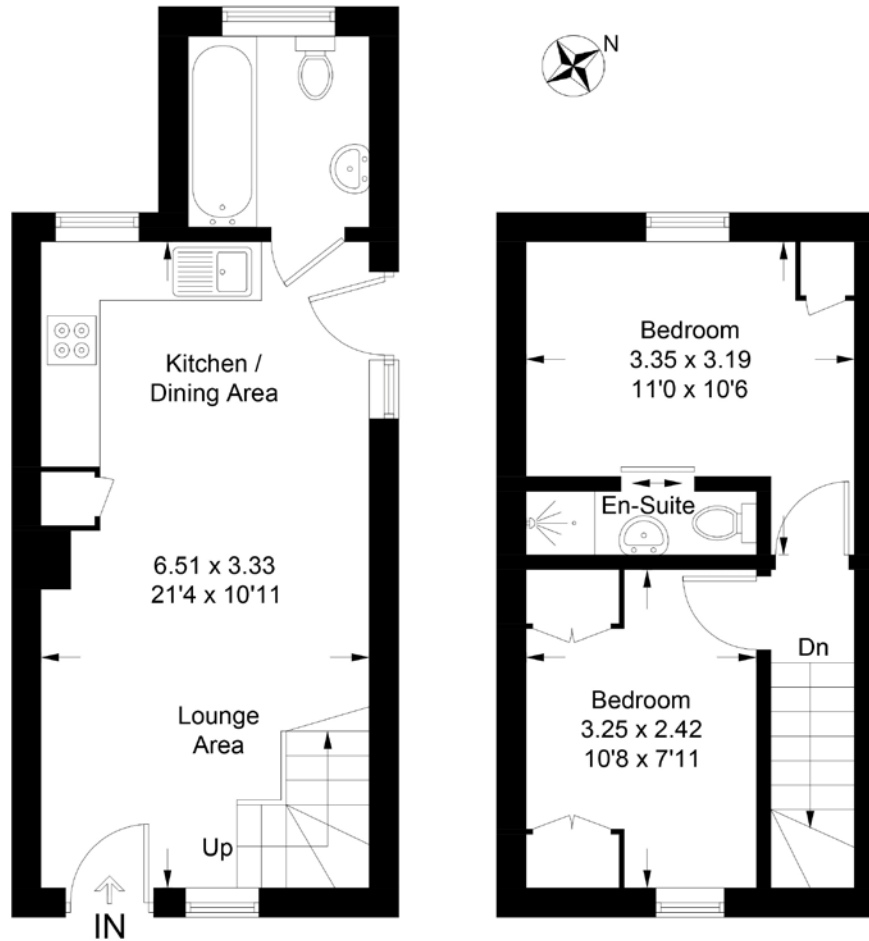
The current owner has comprehensively modernised the property, creating a light and inviting home that seamlessly blends period charm with contemporary convenience. Improvements include a full rewire, new boiler, updated windows, new flooring throughout, and a reconfigured layout to enhance the flow of the space. The ground floor is arranged as an open-plan living area, providing a versatile and sociable environment for both relaxing and entertaining.

The kitchen has been refitted with a range of modern wall and base units, complemented by integrated appliances and ample worktop space. A glazed door offers access to the

garden, allowing natural light to fill the room. A well-appointed bathroom is also located on the ground floor, finished in a clean, contemporary style. Upstairs, there are two well-proportioned bedrooms, with the principal bedroom benefiting from its own en-suite shower room, adding a level of comfort and practicality rarely found in cottages of this style.

OUTSIDE:

The garden is a true highlight of the property and has been lovingly cultivated to create a private and tranquil retreat. Partially enclosed by a characterful Victorian wall, the space is beautifully planted with a wide variety of established shrubs, trees, and cottage garden perennials, providing year-round colour and interest. Meandering pathways lead through the planting to a secluded seating area, ideal for relaxing or entertaining, while a charming wrought iron archway with climbing plants adds to the overall sense of character. A hardstanding area offers space for a shed or greenhouse, and there is useful side access.



TOTAL FLOOR AREA:
521 sq. ft (48.4 sq. m)



EPC RATING
D



COUNCIL TAX BAND
B



GENERAL INFORMATION
All mains services connected.

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

01227 752617 | sales@foundationestateagents.co.uk | www.foundationestateagents.co.uk

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