



Guide Price
£270,000

Freehold

3x  1x  2x 

**Wellwinch Road,
Sittingbourne, Kent,
ME10**

OVER 60?

Secure this property
for up to **59% less!**

Wards
Helping you move forwards



Main features

- Character features with modern touch
- Versatile use of living areas
- Generous rear garden
- Perfect for first time buyers, families and buy-to-let investors alike
- Walking distance to local amenities, main town and Sittingbourne train station

Accommodation

GROUND FLOOR

- Hallway
- Lounge: 13'5 x 10'4 (4.09m x 3.15m)
- Dining Room: 13'8 x 12'5 (4.17m x 3.79m)
- Kitchen: 9'8 x 8'1 (2.95m x 2.47m)
- Lobby
- Bathroom
- Separate Toilet

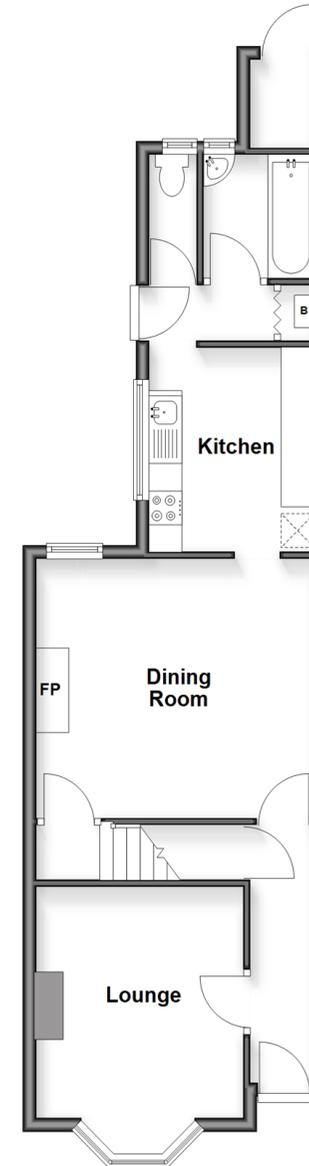
SPLIT LEVEL FIRST FLOOR

- Landing
- Bedroom 1: 13'8 x 11'2 (4.17m x 3.41m)
- Bedroom 2: 12'5 x 11'1 (3.79m x 3.38m)
- Bedroom 3: 9'8 x 8'2 (2.95m x 2.49m)

OUTSIDE

- Front Garden
- Rear Garden

Ground Floor
Approx. 50.9 sq. metres (547.8 sq. feet)



Split Level First Floor
Approx. 40.2 sq. metres (432.4 sq. feet)



Call Sittingbourne - 01795 427272 ■ wardsof Kent.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.



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