

Offers Over £250,000

Park Road, Sittingbourne

3 1 2

Summary of Park Road

Packed with character, period charm and future potential, this substantial three-bedroom Victorian home offers over 1,000 sq.ft. of accommodation in one of Sittingbourne's most convenient central locations. With generous reception space, high ceilings, bay-fronted rooms, a large rear garden and scope for modernisation, this is an exciting opportunity for growing families, first-time buyers looking for space, or investors seeking a property with genuine value-add potential.

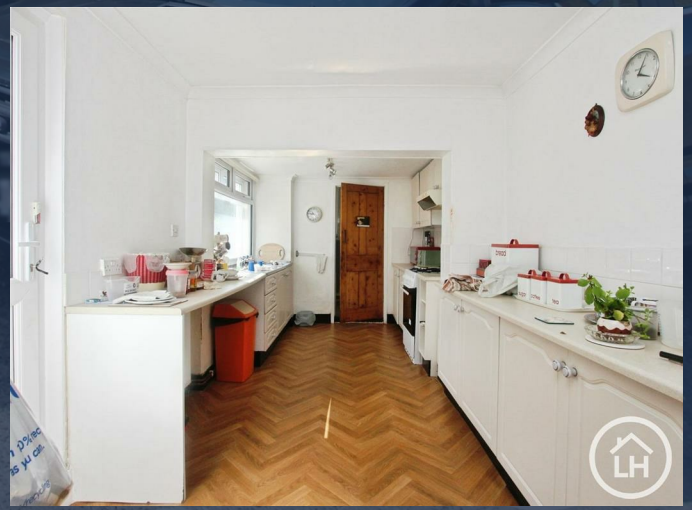
Key Features

- Substantial Victorian terraced home
- Over 1,000 sq.ft. of accommodation
- Spacious lounge and dining room
- Characterful bay-fronted elevations
- High ceilings and period proportions throughout
- Ground floor utility room and cloakroom
- Excellent opportunity to modernise and add value
- Walking distance to Sittingbourne town centre and railway station
- EPC Awaited (On Order)
- Council Tax Band C

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Property Overview

Situated on the ever-popular Park Road, this attractive bay-fronted Victorian property immediately catches the eye with its handsome brick façade and traditional architectural features.

Stepping inside, the home offers spacious and versatile accommodation arranged across two floors. The ground floor benefits from a generous through lounge and dining room, creating an excellent social space for family life and entertaining. Large bay windows flood the rooms with natural light, while the high ceilings and original proportions provide a wonderful sense of space throughout.

To the rear, the kitchen offers ample storage and workspace, with direct access to the garden and adjoining utility area and ground floor cloakroom, providing practical day-to-day living.

Upstairs, the property offers three well-proportioned bedrooms, including two comfortable doubles and a generous single room ideal as a nursery, home office or child's bedroom. The family bathroom serves the first floor and offers excellent potential for future improvement.

Outside, the rear garden provides a surprisingly generous outdoor space for a town-centre property, offering plenty of room for landscaping, entertaining, gardening or family enjoyment. The property presents an excellent opportunity for a buyer looking to modernise and personalise a home to their own tastes while retaining its attractive period character.

Offering spacious accommodation, character features and significant potential, this charming Victorian home represents an excellent opportunity within a highly convenient Sittingbourne location.

About The Area

Park Road is ideally positioned within walking distance of Sittingbourne town centre, providing easy access to a wide range of shops, supermarkets, restaurants and leisure facilities. Sittingbourne Mainline Railway Station is also nearby, offering regular high-speed services to London St Pancras, making the area particularly attractive to commuters.

Families benefit from a selection of well-regarded primary and secondary schools, while nearby parks, recreational facilities and local amenities ensure excellent day-to-day convenience. The A2, M2 and M20 road networks are also easily accessible, providing connections across Kent and beyond.

Combining period charm with exceptional convenience, Park Road remains a highly sought-after location for buyers looking to enjoy everything Sittingbourne has to offer.

Lounge

3.63m x 3.61m (11'11 x 11'10)

Dining Room

3.76m x 3.63m (12'4 x 11'11)

Kitchen

5.49m x 2.57m (18' x 8'5)

Utility Room

1.52m x 1.45m (5'0 x 4'9)

W/C

Bedroom One

3.63m x 3.10m (11'11 x 10'2)

Bedroom Two

3.66m x 3.02m (12'0 x 9'11)

Bedroom Three

3.12m x 2.51m (10'3 x 8'3)

Bathroom

2.64m x 1.50m (8'8 x 4'11)

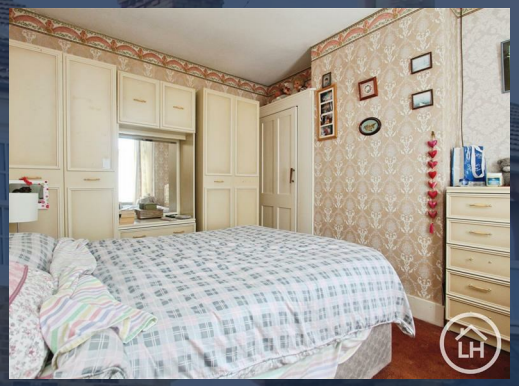
About LambornHill

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.

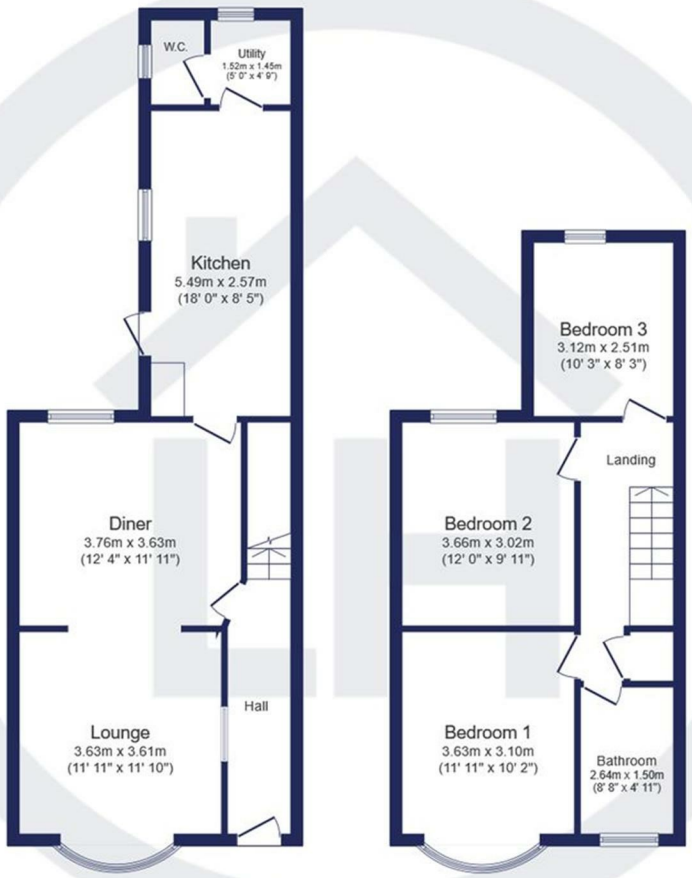
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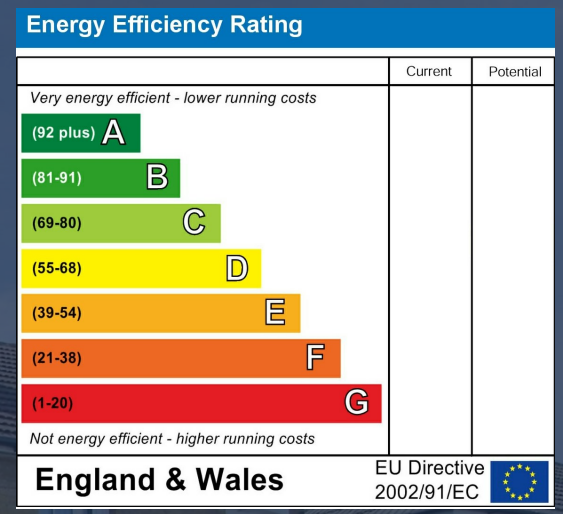




Total floor area: 100.0 sq.m. (1,077 sq.ft.)

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