Warden Road, Eastchurch, Sheerness

Guide Price £425,000

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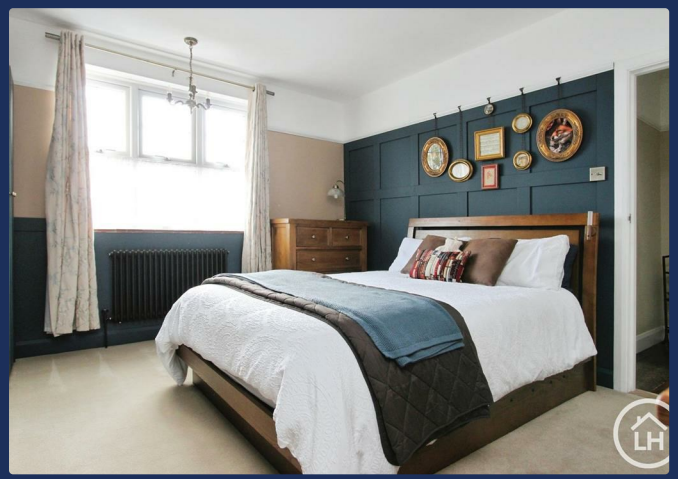
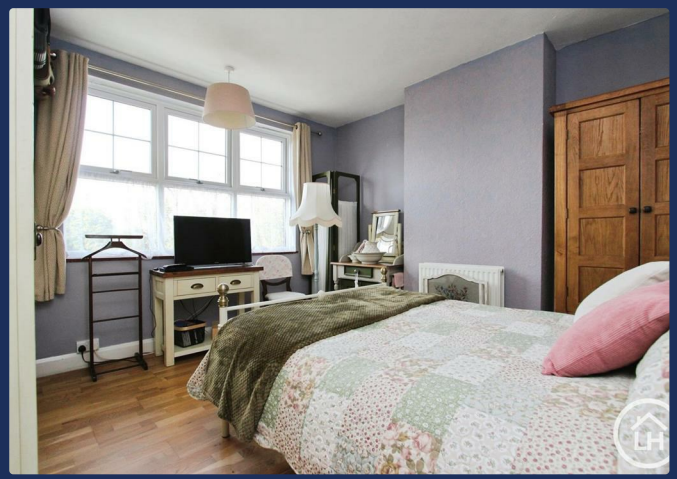
Key Features

- 3/4 Bedroom Semi-Detached House
- 5 minute walk to Eastchurch village
- Period-inspired design with modern construction
- Three bathrooms (including en-suite) plus downstairs W/C
- Three genuine double bedrooms
- Flexible ground-floor accommodation
- Brick Conservatory overlooking the garden
- Large outbuilding with annex potential
- EPC Rating N/A (Awaited)
- Council Tax Band C

Property Summary

Exceptional three/four-bedroom semi-detached home • Beautifully presented throughout • Impeccably maintained • Traditional period charm & character • Modern construction • Contemporary living throughout • Generous & flexible accommodation • Ideal family home • Perfect for professionals • Excellent for multi-generational living





Property Overview

The ground floor provides a superb balance of formal and informal living space. A welcoming lounge offers a cosy yet elegant setting, while the dining room flows seamlessly into a stunning conservatory, a bright and uplifting space overlooking the garden, perfect for entertaining or relaxing year-round.

A versatile additional reception room (currently used as a hobby room/bedroom) provides excellent flexibility as a fourth bedroom, home office, or playroom. The well-appointed kitchen is complemented by a separate utility room and a convenient ground-floor W/C.

Upstairs, the property continues to impress with three well-proportioned double bedrooms, a rarity for homes of this style. The principal bedroom enjoys elevated views towards the historic Shurland Castle, adding a unique and attractive outlook.

There are two bathrooms on this floor, including an en-suite shower room, ensuring convenience and comfort for busy households.

The rear garden is attractively landscaped and provides a private outdoor retreat ideal for both relaxation and entertaining. At the far end sits a substantial outbuilding currently used for storage and leisure purposes, but notably constructed with future conversion in mind. Subject to the necessary permissions, this space offers exciting potential to create a self-contained one-bedroom studio annex, perfect for guests & extended family.

About The Area

Set within the heart of the Isle of Sheppey, Eastchurch is a well-regarded village offering a quieter, semi-rural lifestyle while still keeping day-to-day amenities within easy reach. The area is known for its open skies, coastal walks and a real sense of community, making it popular with those looking for a slower pace without feeling cut off.

For commuters, Sheerness provides rail connections via the Sheerness Line (with services operated by Southeastern), linking into the wider Kent network for onward travel.

The island is also a brilliant spot for nature lovers, with wide marshland landscapes and excellent birdwatching nearby, including Elmley Nature Reserve. Eastchurch itself has strong historical ties to early British aviation, celebrated locally at the Eastchurch Aviation Museum.

Lounge
15'2 x 12'4

Dining Room
13'5 x 11'11

Kitchen
13'0 x 7'6

Extention
13'0 x 7'10

Utility Room
9'2 x 5'10

Bedroom Four / Hobby Room
9'10 x 9'2

Downstairs W/C

Bedroom One
12'1 x 6'1

Bedroom Two
12'5 x 12'0

Bedroom Three
15'3 x 14'5 (max inc ensuite)

Bathroom
7'11 x 6'1

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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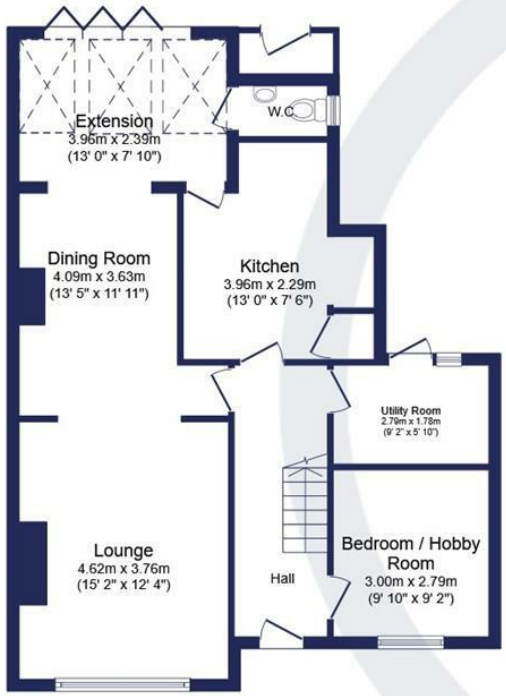
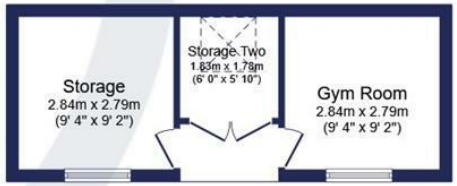


Ground Floor

Floor area 76.8 sq.m. (827 sq.ft.)

First Floor

Floor area 54.8 sq.m. (589 sq.ft.)



Outbuilding

Floor area 20.8 sq.m. (224 sq.ft.)

Total floor area: 152.4 sq.m. (1,640 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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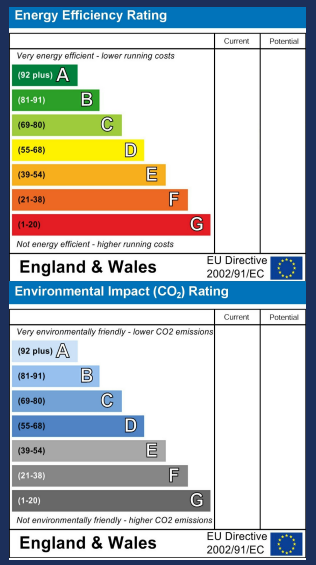

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19-21 West Street, Sittingbourne, Kent, ME10 1AJ
T: 01795 293000
sittingbourne@lambornhill.com
www.lambornhill.com

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