



**Connells**

London Road  
Newington Sittingbourne



### Property Description

A well-located residential property situated along the ever-popular London Road in the village of Newington.

This home offers well-proportioned accommodation with a practical layout, making it an ideal choice for a range of buyers including first-time purchasers, families, or investors alike. The home benefits from comfortable living space and a versatile interior that lends itself well to modern living.

Externally, the property sits back from the road and benefits from private outdoor space, ideal for relaxing or entertaining. Whether you are looking for a home to move straight into or to personalise over time, this property presents a fantastic opportunity in a highly accessible and sought-after location.

Positioned within easy reach of Newington's village amenities, the property enjoys excellent connectivity, with the mainline railway station nearby providing services to Sittingbourne, Rainham and London. Local shops, schools and everyday conveniences are all close at hand, while surrounding countryside and walking routes offer a balance of village life and outdoor enjoyment.

For your chance to view, please contact the sole agent Connells

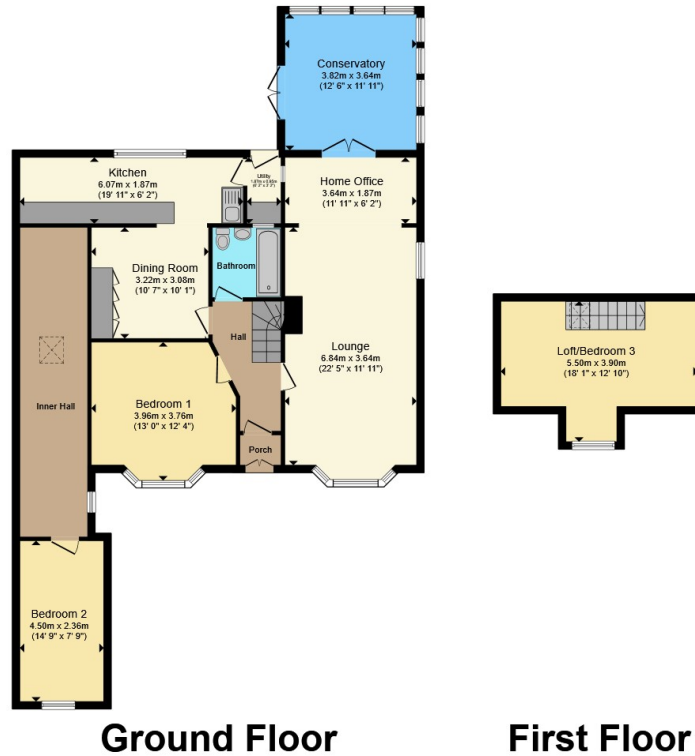
### Agents Note

Currently the vendors details do not match the registered title at Land Registry. Please ask the branch for more details.









Total floor area 143.7 m<sup>2</sup> (1,547 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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](http://www.propertybox.io)



To view this property please contact Connells on

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**E [sittingbourne@connells.co.uk](mailto:sittingbourne@connells.co.uk)**

68 High Street  
 SITTINGBOURNE ME10 4PB

EPC Rating: E Council Tax  
 Band: D

Tenure: Freehold

**view this property online [connells.co.uk/Property/SIT104206](http://connells.co.uk/Property/SIT104206)**



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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