



**Price**

**£369,950**

**Freehold**

3x  2x  1x 

**The Eliot, Dunlin Walk,  
Scholars Place Iwade,  
Sittingbourne, Iwade,  
Sittingbourne, Kent,**

**Wards**  
Helping you move forwards





## Main features

- Built by an award-winning developer
- Stamp Duty Paid\* on all properties
- Good connections to nearby towns and motorways
- Less than 5 minutes walk to the local primary school
- En-Suite shower room to bedroom 1

## Accommodation

### GROUND FLOOR

Entrance Hallway

Cloakroom

Kitchen: 12'11 x 9'4 (3.94m x 2.85m)

Lounge/Dining Room: 18'0 x 17'4 (5.49m x 5.29m)

### FIRST FLOOR

Landing

Bedroom 1: 13'9 x 13'3 (4.19m x 4.04m)

En-Suite Shower Room

Bedroom 2: 12'9 x 8'10 (3.89m x 2.69m)

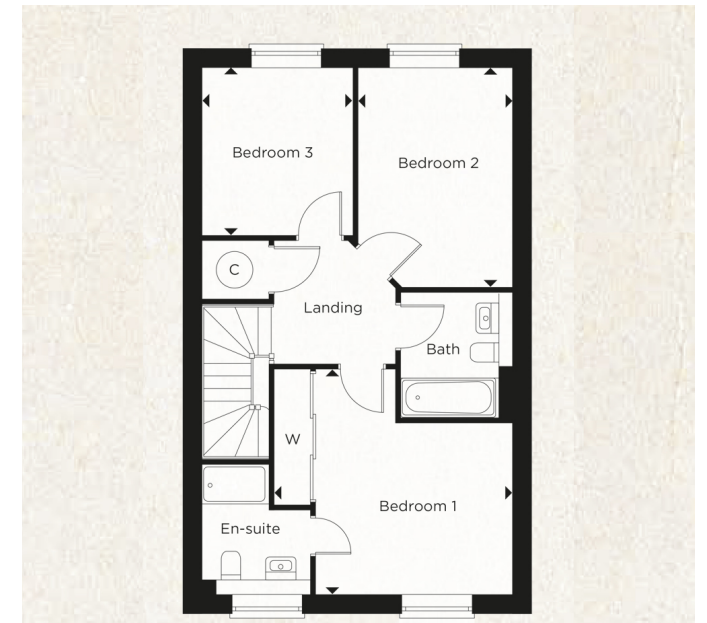
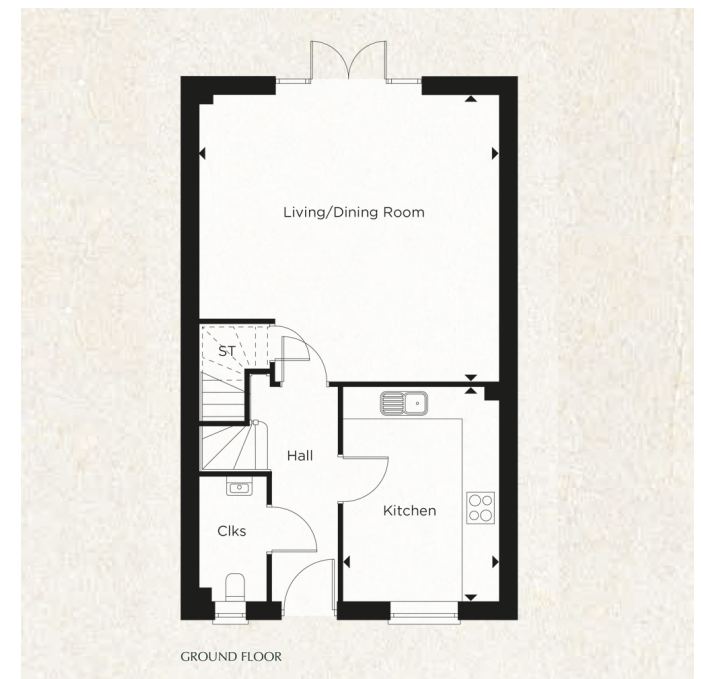
Bedroom 3: 9'9 x 8'10 (2.97m x 2.69m)

Bathroom

### OUTSIDE

Front & Rear Gardens

Allocated Parking



**Call Sittingbourne - 01795 427272 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)**

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- 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



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