



**Connells**

London Road  
Teynham Sittingbourne



### Property Description

Connells are delighted to bring to market this fabulously charming, Grade II listed, 3-bedroom detached cottage dating back to the 17th century.

Situated in the peaceful yet well-connected village of Teynham, nestled between the busy hub of Sittingbourne and the historic market town of Faversham. Teynham boasts a good primary school, convenience store, and picturesque country pubs, as well as being a moments' walk from the mainline train station.

The property is set on a large and enclosed plot, with large driveway parking to the side and a sizeable private rear garden. Peacefully enclosed with mature trees, the rear plot presents a fantastic development opportunity for a detached dwelling or garage (STRCs).

Entry at the front leads into a charming hallway, with both reception rooms leading off to the left and right. The largest reception room is the lounge-diner, providing a depth of character with a log burner set in an inglenook fireplace and exposed beams running overhead. The rear portion of the room is a separated dining area.

From the hallway, the stair case runs up to the 1st floor and a hatch at the ground-level leads down to the dry cellar. Through to the rear is the modern fitted kitchen, which has doorway out to the garden and access through to the utility room and family bathroom.

The 1st floor accommodation consists of 3 double bedrooms, the master being a considerable size with the 2nd and 3rd more in keeping with the traditional cottage theme.



## Entrance Hallway

### Lounge/Diner

25' 1" x 14' 10" ( 7.65m x 4.52m )

### Separate Reception Room

12' 3" x 9' 5" ( 3.73m x 2.87m )

### Kitchen

12' 3" x 11' 1" ( 3.73m x 3.38m )

### Utility Room

4' 4" x 9' 5" ( 1.32m x 2.87m )

### Family Bathroom

7' 9" x 5' 5" ( 2.36m x 1.65m )

### Master Bedroom

17' 5" x 15' ( 5.31m x 4.57m )

### Bedroom 2

15' 9" x 8' 4" ( 4.80m x 2.54m )

### Bedroom 3

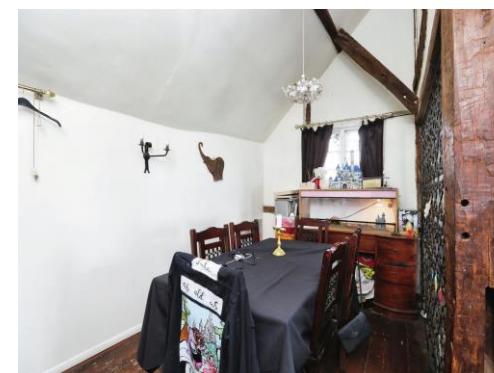
10' 9" x 8' 1" ( 3.28m x 2.46m )

### Dry Cellar

Access Via Entrance Hallway.

## Parking

Double Driveway To Side.









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.focalagent.com](http://www.focalagent.com)

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EPC Rating: F    Council Tax  
 Band: E

Tenure: Freehold

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