



Fairleas

Sittingbourne | Kent | ME10 4LS



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Sittingbourne, Kent, ME10 4LS

Guide Price £325,000 - £365,000

Freehold

This well-presented three-bedroom semi-detached house offers spacious and versatile accommodation throughout, making it an ideal family home. To the ground floor, the property comprises a welcoming lounge/dining room featuring a log burner, a separate fitted kitchen, downstairs WC and a bright conservatory overlooking the rear garden. The property has been well maintained and offers a comfortable layout for both everyday living and entertaining.

To the first floor are three well-proportioned bedrooms and a family bathroom. Further benefits include solar panels, providing an additional energy-efficient feature to the property, while the log burner creates a warm and inviting focal point within the main living space.

Externally, the property benefits from a driveway for 2 cars, garage with parking directly in front, and a well-maintained rear garden, providing excellent outdoor space and ample parking. Ideally situated close to local schools, amenities and transport links, this property offers convenience for families and commuters alike.



Benefitting from:

- Three-bedroom semi-detached house
- Lounge/dining room with log burner
- Separate kitchen & conservatory
- Downstairs WC
- Solar panels
- Driveway & garage with parking in front
- Rear garden
- Close to schools, amenities and transport links
- Council Tax: C
- EPC Rating: C

Accommodation

Living Dining Room 6.78m x 3.99m (22'3" x 13'1")

Kitchen 2.96m x 2.67m (9'9" x 8'9")

Conservatory 1.90m x 5.58m (6'3" x 18'4")

Bedroom One 3.77m x 2.0m (12'4" x 6'7")

Bedroom Two 3.05m x 2.8m (10' x 9'2")

Bedroom Three 2.56m x 2.72m (8'5" x 8'11")

Cloakroom

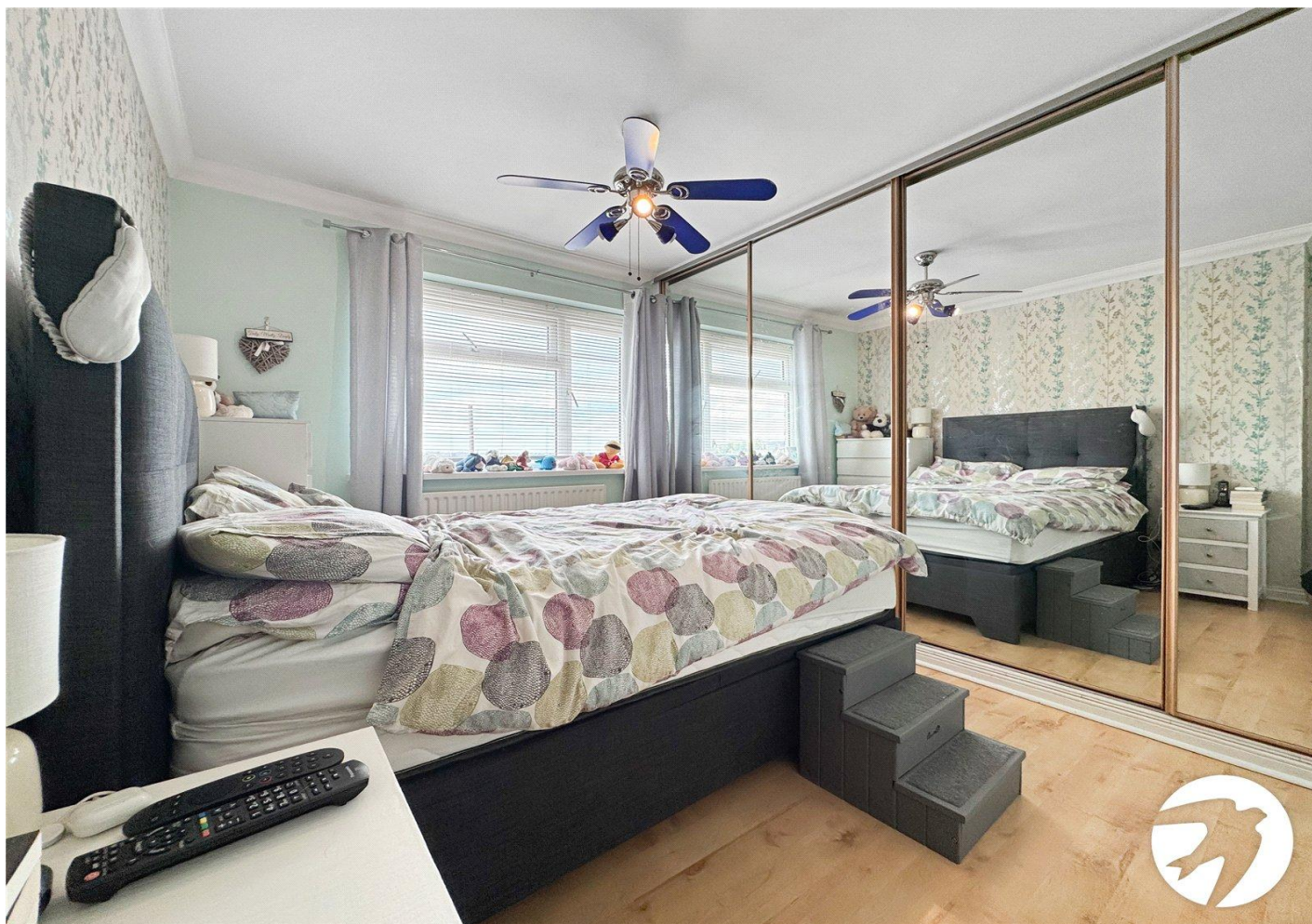
Garage 3.59m x 2.07m (11'9" x 6'9")

Exterior

Rear garden

Garage

Driveway



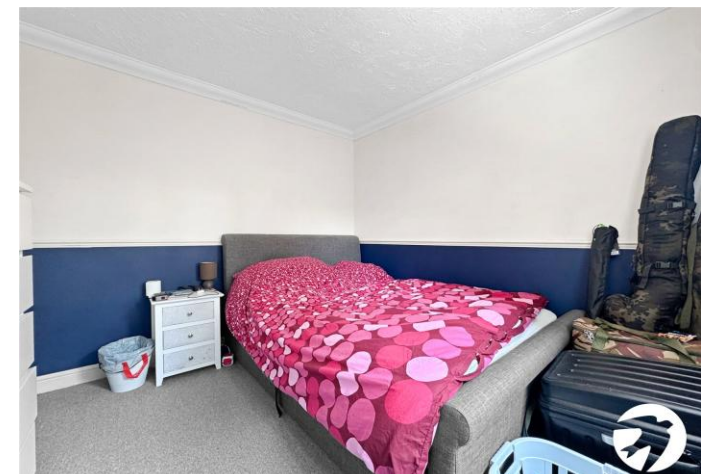


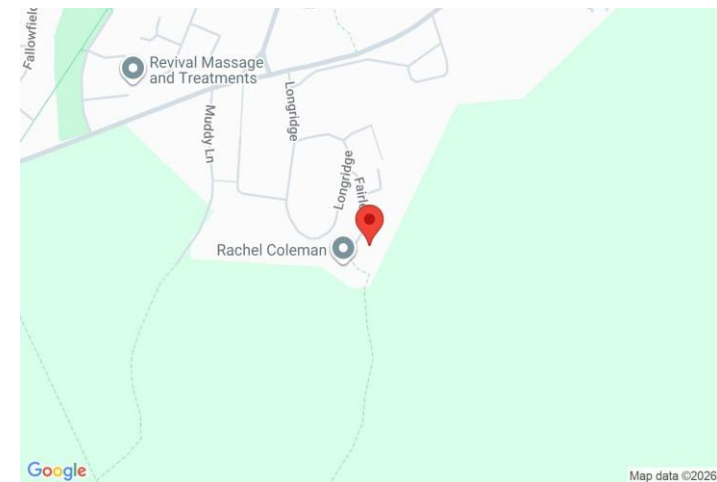
Additional Information

Sittingbourne is a bustling town in Kent, located approximately 45 miles from London, offering a blend of modern amenities and historical charm. The town has a rich industrial heritage, with the original brickworks and paper mills still playing a significant role in its history. Today, Sittingbourne is a vibrant community with a mix of traditional and modern housing, attracting families, professionals, and retirees.

Sittingbourne offers excellent local amenities, including a wide range of shops, supermarkets, restaurants, and leisure facilities. The town is home to several good schools and has a strong sense of community.

Transport links are a major draw, with Sittingbourne railway station providing direct trains to London, making commuting easy. The town is also well-connected by road, with the A249 offering access to the M2 and M20 motorways. Surrounded by beautiful countryside, Sittingbourne offers a convenient, family-friendly lifestyle with excellent transport links to both urban and rural areas.





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Location



(All distances & times are approximates)

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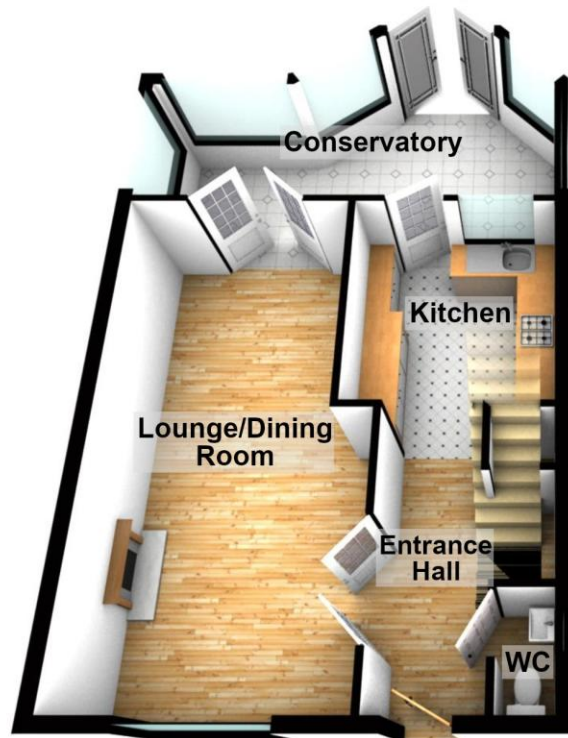
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Ground Floor

Approx. 682.0 sq. feet



First Floor

Approx. 423.9 sq. feet



Total area: approx. 1105.9 sq. feet

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