



# Debnam Grove

Sittingbourne | Kent | ME10 3FN



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Sittingbourne, Kent, ME10 3FN

Guide Price: £375,000-£400,000

Freehold

A spacious three bedroom detached property boasting garage, two driveways and large conservatory situated in the popular Heron Fields, offered with no onward chain.

## Benefitting from:

- Three bedrooms
- Two bathrooms
- Large conservatory
- Downstairs cloakroom
- Garage
- Two driveways
- Heron Fields
- No chain
- Council Tax: D
- EPC Rating: B



## Accommodation

**Entrance Hall** 5.03m x 2m (16'6" x 6'7")

**Cloakroom** 1.68m x 0.81m (5'6" x 2'8")

**Living Room** 4.98m x 3.25m (16'4" x 10'8")

**Kitchen/Diner** 5.38m x 3.38m (17'8" x 11'1")

**Conservatory** 4.9m x 4.1m (16'1" x 13'5")

### First Floor Landing:

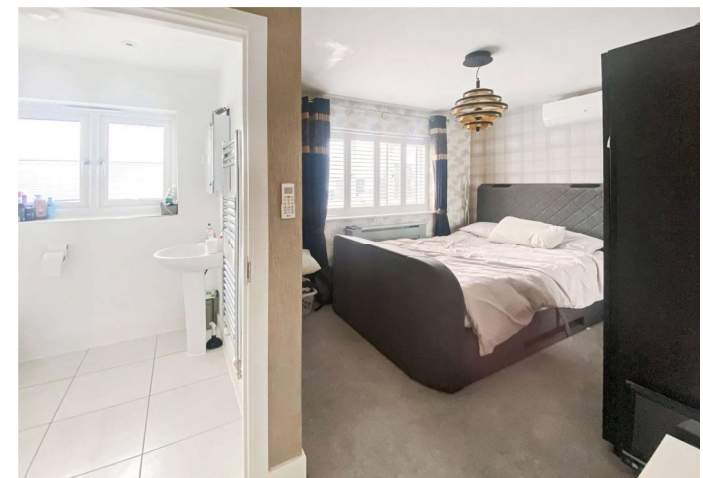
**Bedroom One** 4.34m x 2.95m (14'3" x 9'8")

**En-suite shower room** 1.96m x 1.63m (6'5" x 5'4")

**Bedroom Two** 3.05m x 2.95m (10' x 9'8")

**Bedroom Three** 3.45m x 2.26m (11'4" x 7'5")

**Bathroom** 1.9m x 2.06m (6'3" x 6'9")





## Exterior

Front:

Two block paved driveways

Access into garage

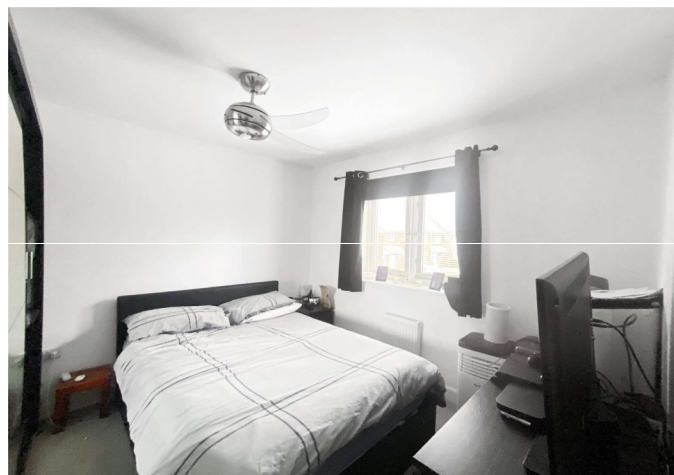
Rear:

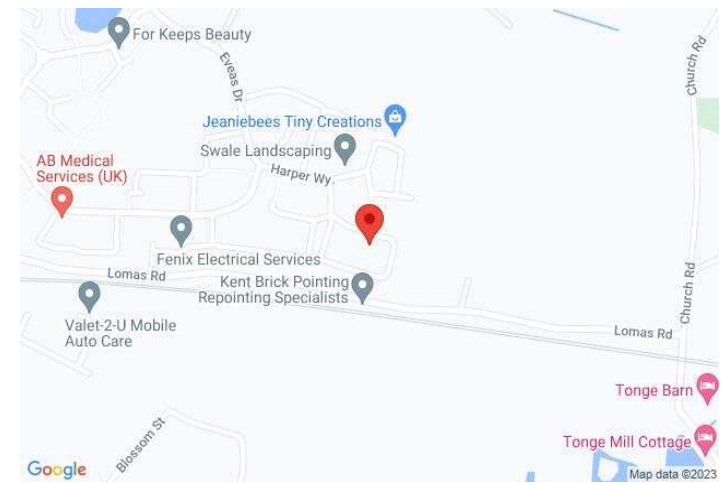
Garage access

Lawn

Patio

Decked seating area





## Important Notice

These particulars do not form part of an offer or contract and must not be relied upon as statements or representation of fact. Any areas, measurements, journey times or distances are approximate. The text, images, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and we have not tested any services, equipment or facilities. References to tenure are based on information supplied by the seller. Buyer should verify all information themselves by inspection or otherwise prior to a legal commitment to purchase. Photos and images are subject to copyright.

## Location



(All distances & times are approximates)

## FOR MORE INFORMATION CONTACT US TODAY.

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