



# Chartwell Grove

Sittingbourne | Kent | ME10 1XD





# Chartwell Grove

Sittingbourne, Kent, ME10 1XD

£400,000 to £425,000

Freehold

Ideally situated in the desirable South side of Sittingbourne - Chartwell Grove, this semi-detached home showcases a harmonious blend of space, comfort, and modern convenience.

With a thoughtful extension, this property boasts an impressive four bedrooms, providing abundant room for family living or accommodating guests. The inclusion of an en-suite shower room in the master bedroom adds a touch of luxury and privacy.

Downstairs, the addition of a convenient WC enhances the practicality of daily living, catering to the needs of a busy household. The heart of the home lies in the open-plan kitchen/diner, where the seamless integration of cooking and dining spaces fosters an inviting atmosphere for gatherings, meal preparations, and shared moments. Outside, the property offers both a driveway and a garage, providing ample parking space and storage solutions.

Discover the joys of this extended semi-detached home, where thoughtful design meets practical functionality to create an inviting home for you and your family.

## Benefitting from:

- Extended
- Four bedrooms
- En-suite
- Downstairs WC
- Open plan kitchen/diner
- Driveway
- Garage
- Council Tax: C
- EPC Rating: C



## Accommodation

### Ground Floor

#### Entrance Hall

**Kitchen** 2.00m x 1.74m (6'7" x 5'9")

**Kitchen/Breakfast Room** 4.57m x 3.09m (15' x 10'2")

**Living Room** 4.58m x 2.92m (15' x 9'7")

#### Downstairs WC

### First Floor

**Bedroom** 4.58m x 2.66m (15' x 8'9")

#### Ensuite

**Bedroom** 2.07m x 1.82m (6'9" x 6')

**Bedroom** 2.71m x 2.66m (8'11" x 8'9")

**Bedroom** 2.92m x 2.66m (9'7" x 8'9")

#### Bathroom

## Exterior





## Additional Information

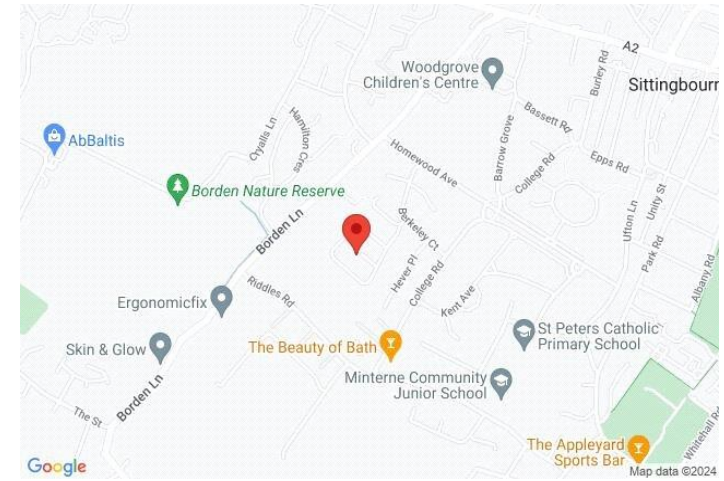
Sittingbourne is a market town in the Swale borough of Kent, Sittingbourne is the largest settlement in the borough and its urban area extends to the villages of Borden and Murston.

Sittingbourne is well-connected by road and rail. The M2 motorway passes to the north of the town and there are two railway stations, Sittingbourne and Sittingbourne East, which are served by trains to London, Maidstone, and Ashford.

Council Tax - C

EPC Rating - C





## 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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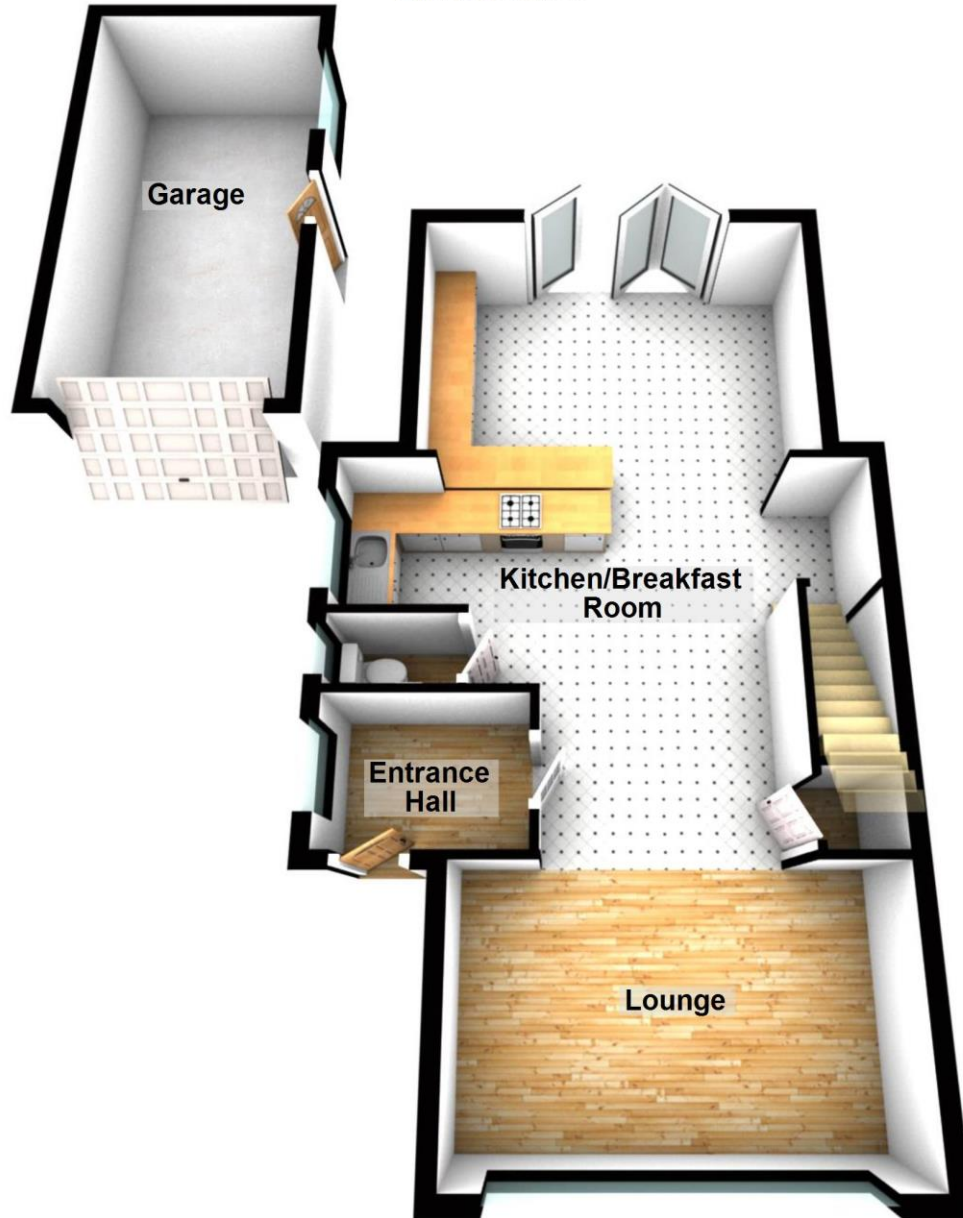
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**ROBINSON MICHAEL & JACKSON**



## Ground Floor

Approx. 760.2 sq. feet



## First Floor

Approx. 518.1 sq. feet



Total area: approx. 1278.3 sq. feet

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