



Evergreen Close
Sittingbourne | ME9 8LU



Evergreen Close

Iwade, Sittingbourne, ME9 8LU

Welcome to Evergreen Close, this stunning three-bedroom semi-detached family home, nestled in the sought-after village of Iwade on the outskirts of Sittingbourne, is now available for sale with no onward chain. Boasting an ideal location for families, this property offers great potential for expansion with its spacious layout and vast external space.

Internally, the property has undergone a full refurbishment, presenting fresh and modern décor throughout. The ground floor features inviting open plan living area, incorporating a newly fitted kitchen and a convenient cloakroom/WC. Upstairs, three generously sized bedrooms await, alongside a stylish family bathroom.

Externally, this property is set on a substantial corner plot, offering a large garden space ideal for outdoor activities, gardening enthusiasts or the possibility to add an extension subject to planning permission. Additionally, the home benefits from a garage and off-street parking to the front, providing ample space for vehicles.

Situated in Iwade village, you will benefit from an array of local amenities, including being within walking distance from the local primary school, playfields and parks, and shops. As well as excellent transport links by car and bus for easy access to surrounding local towns, as well as the A249/M2 for quick connections to London and the picturesque Kent coast.

Don't miss the opportunity to make this wonderful property your own, contact us today to schedule your viewing and experience the potential and charm this home has to offer.

£340,000



Entrance Hall

Kitchen

11'4 x 10'9 (3.45m x 3.28m)

Living Room

18'0 x 12'2 (5.49m x 3.71m)

Cloakroom/WC

4'1 x 3'0 (1.24m x 0.91m)

Bedroom

12'1 x 11'3 (3.68m x 3.43m)

Bedroom

11'6 x 11'3 (3.51m x 3.43m)

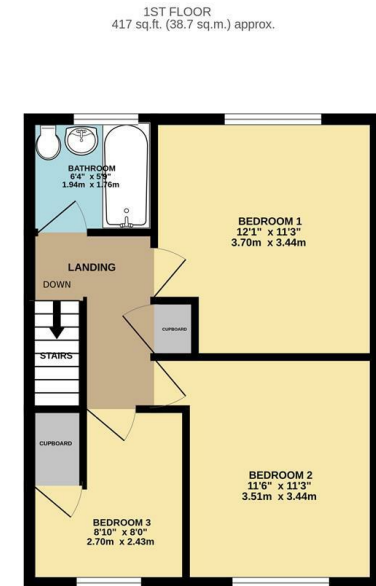
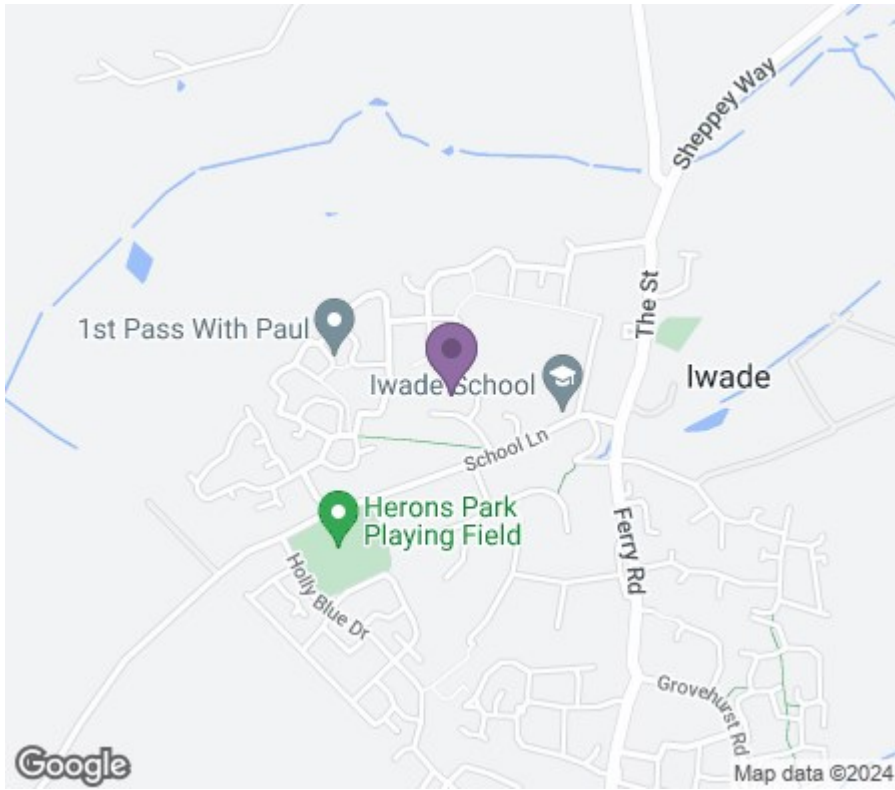
Bedroom

8'10 x 8'0 (2.69m x 2.44m)

Family Bathroom

6'4 x 5'9 (1.93m x 1.75m)





TOTAL FLOOR AREA : 839 sq.ft. (78.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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