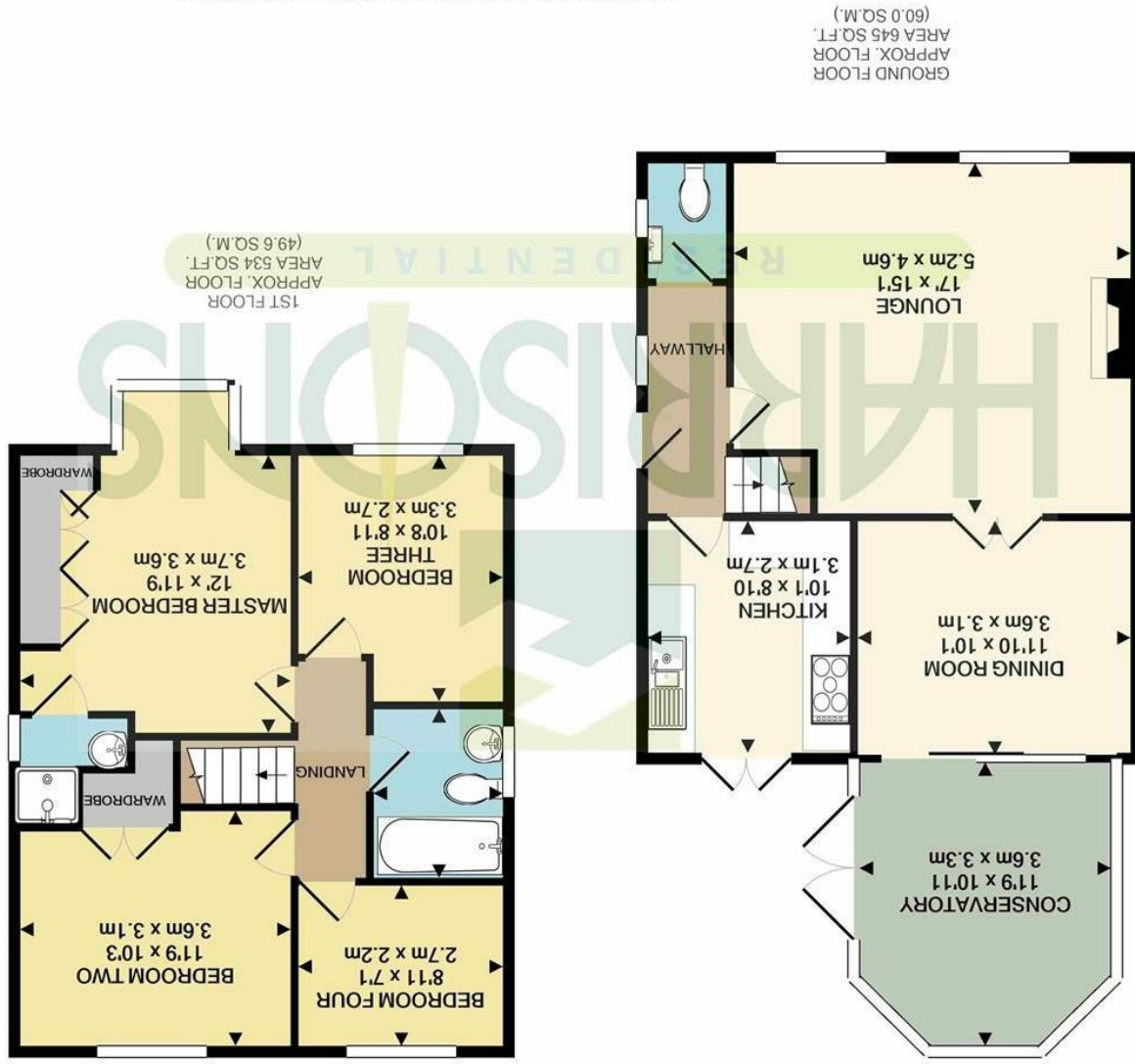


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Offers Over £400,000

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14 Wickham Close Sittingbourne ME9 7NT

ATTRACTIVE DETACHED FAMILY HOME IN A VILLAGE LOCATION WITH GARAGE & DRIVEWAY PARKING, SOUTHERLY ASPECT REAR GARDEN AND WITHIN WALKING DISTANCE TO NEWINGTON RAILWAY STATION. This ideal family home comprising; entrance hallway, wc/cloakroom, lounge, kitchen, dining room, upvc conservatory, master bedroom with en-suite shower, three further bedrooms and a family bathroom. Externally there is southerly aspect rear garden along with a garage and driveway parking. Newington offers a primary school, mainline railway station and local shops. Sittingbourne and Rainham, both about 4 miles away, offer secondary schools and a wider choice of shopping facilities.

- ATTRACTIVE FAMILY HOME
- Four Bedrooms
- Spacious Lounge
- Separate Dining Room
- En-Suite Shower To Master Bedroom
- Garage and Driveway Parking
- Walking Distance to Newington Train Station
- Southerly Aspect Rear Garden

Our Office Hours: Monday to Friday 9:00am to 6:00pm
Saturdays 9:00am to 5:00pm
Sundays 10:00am to 4:00pm



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Entrance Hall

Ground Floor Cloak Room

Lounge
16'10" x 15'0"

Dining Room
11'9" x 10'1"

Kitchen
8'10" x 10'1"

Conservatory
11'8" x 10'10"

First Floor Landing

Master Bedroom
11'8" x 11'11"

En-Suite Shower

Bedroom Two
9'1" x 11'8"

Bedroom Three
10'8" x 9'0"

Bedroom Four
7'1" x 8'11"

Bathroom
7'4" x 5'9"

Rear Garden
30'
Southerly Aspect

Garage

Driveway



Viewing

Strictly by appointment through the vendors agents HARRISONS RESIDENTIAL on 01795 474848



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

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