

Guide Price £375,000

Park Road, Sittingbourne

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Summary of Park Road

Guide Price £375,000 - £400,000

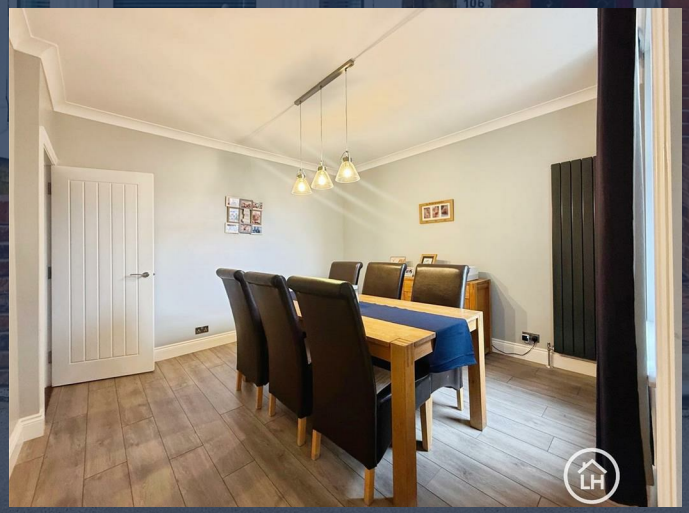
Beautifully presented • Impressive 21ft contemporary kitchen • Rare Off-road Parking • Spacious loft conversion • Two reception rooms • Attractive bay-fronted lounge • Separate utility room • Downstairs WC • Approximately 1,426 sq ft • Ideal family home

Key Features

- Beautifully Presented Throughout
- Impressive 21ft Contemporary Kitchen
- Approximately 1,426 Sq Ft of Accommodation
- Spacious Converted Loft Bedroom
- Two Separate Reception Rooms
- Attractive Bay-Fronted Lounge
- Popular Residential Location
- Secure Off Road Parking
- EPC Grade D (59)
- Council Tax Band C

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Property Description

Offering an impressive combination of character, contemporary finishes and generous living space, this beautifully presented four-bedroom terraced home on Park Road has been thoughtfully improved to create a stylish and practical family home. With accommodation arranged over three floors and approximately 1,426 sq ft of space, the property offers considerably more than its traditional frontage might initially suggest.

Stepping inside, the welcoming entrance hall leads through to an attractive bay-fronted lounge, where a large window allows plenty of natural light to fill the room. Tastefully decorated in neutral tones, this inviting reception space provides a comfortable setting for relaxing. Beyond the lounge is a separate dining room, offering ample space for a substantial family dining table and creating an ideal environment for entertaining guests or enjoying everyday meals together.

The kitchen is undoubtedly one of the standout features of the home. Measuring approximately 21ft in length, this impressive space has been finished with sleek, contemporary cabinetry, integrated appliances and generous worktop space. The modern design is complemented by recessed lighting and attractive flooring, creating a kitchen that feels both stylish and highly functional. To the rear, a separate utility room provides additional laundry facilities, while a convenient downstairs WC completes the ground-floor accommodation.

On the first floor, the property offers three well-proportioned bedrooms, including a particularly generous principal bedroom measuring approximately 15ft in length. The bedrooms provide flexibility for growing families, with space for children's rooms, guest accommodation or home working. A family bathroom serves this floor, offering a practical arrangement for everyday living.

A further staircase leads to the converted loft, where an impressive additional bedroom provides a wonderfully versatile space. Featuring sloping ceilings, roof windows and useful eaves storage, this substantial room could make an excellent bedroom for an older child, guest accommodation or a private home office.

Throughout the property, the combination of traditional character and modern improvements creates a welcoming home that is ready to be enjoyed. With its generous accommodation, separate reception rooms, contemporary kitchen and versatile loft conversion, this is an excellent opportunity for buyers seeking additional space without compromising on presentation.

About The Area

Park Road is situated within an established residential area of Sittingbourne, offering convenient access to the town centre and a wide range of everyday amenities.

Sittingbourne High Street provides a selection of shops, cafés, restaurants and essential services, while nearby supermarkets and retail facilities cater for day-to-day needs. The area is also well served by local schools, making it a practical location for families.

For commuters, Sittingbourne railway station provides services towards London and the Kent coast just a short walk way, while the nearby A2 and A249 offer road connections towards the M2 motorway, Maidstone and the wider Kent area.

With its combination of established residential surroundings, local amenities and transport connections, Park Road offers a convenient setting for those looking to enjoy everything Sittingbourne has to offer.

Lounge

3.61m x 3.51m (11'10 x 11'6)

Kitchen

6.40m x 2.59m (21' x 8'6)

Dining Room

3.71m x 3.71m (12'2 x 12'2)

Utility Room

2.06m x 1.88m (6'9 x 6'2)

W/C

Bedroom One

4.60m x 3.51m (15'1 x 11'6)

Bedroom Two

3.71m x 2.90m (12'2 x 9'6)

Bedroom Three

4.29m x 3.10m (14'1 x 10'2)

Bedroom Four

3.61m x 1.80m (11'10 x 5'11)

Bathroom

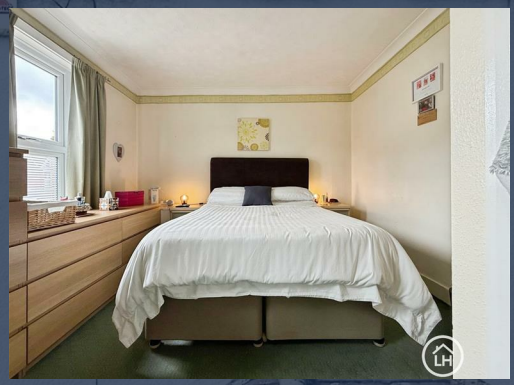
2.59m x 2.31m (8'6 x 7'7)

About LambornHill

Our agency has grown steadily over the years, built on a foundation of recommendations, reputation, and respect.

Since 2009, we have been helping buyers, sellers, landlords, and tenants navigate the property market in Sittingbourne and the wider Swale area. Our experienced team is dedicated to providing expert advice, tailored solutions, and a seamless property journey. With a strong local reputation built on trust and results, we are here to make your next move a success. Contact us today and experience the LambornHill difference.

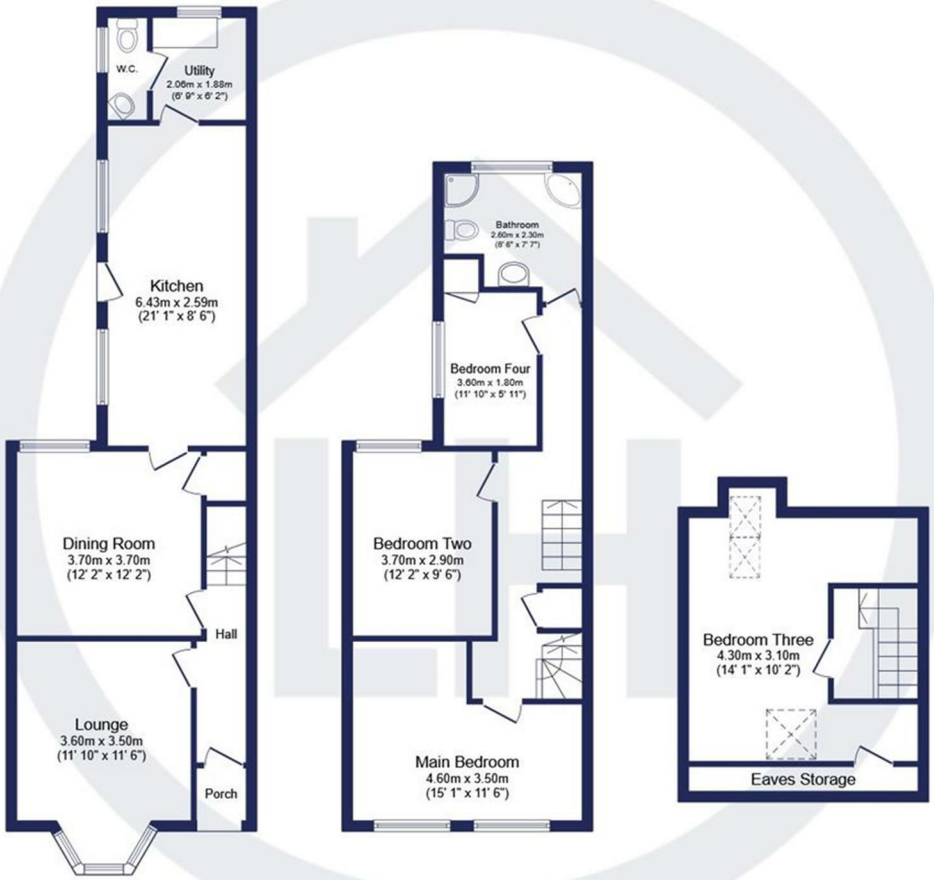








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Total floor area: 132.4 sq.m. (1,426 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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