

Realgar Court, Sittingbourne

Asking Price £250,000

Key Features

- Two Bedroom Detached Coach House
- Private Integrated Garage
- Open-Plan Living/Dining Space
- Excellent Condition – Move-In Ready
- Strong Investment Potential
- Convenient Location with Great Transport Links
- Parking Spot Available For One Car + Car
- Energy Efficient With Solar Panels
- EPC rating A (103)
- Council Tax Band B

Property Summary

This beautifully presented two-bedroom detached coach house offers a sleek, low-maintenance lifestyle with the added benefit of being freehold, making it a standout opportunity in today's market. Enjoy the privacy of your own front door, an integrated garage with internal access, and well-planned living space all arranged on one level, ideal for buyers seeking something a little more unique than the standard apartment setup.



Property Description

The open-plan lounge/dining area is bright and spacious, flowing naturally into a modern fitted kitchen complete with generous worktop space and storage. Two comfortable bedrooms are served by a contemporary bathroom, and the property also benefits from a useful internal store cupboard, double glazing throughout, and gas central heating.

Positioned within a quiet residential development close to local shops, schools, and commuter links, this home provides a hassle-free base with excellent connectivity. Whether you're stepping onto the ladder, downsizing, or investing, Realgar Court is a smart move, both now and for the future.

About About The Area

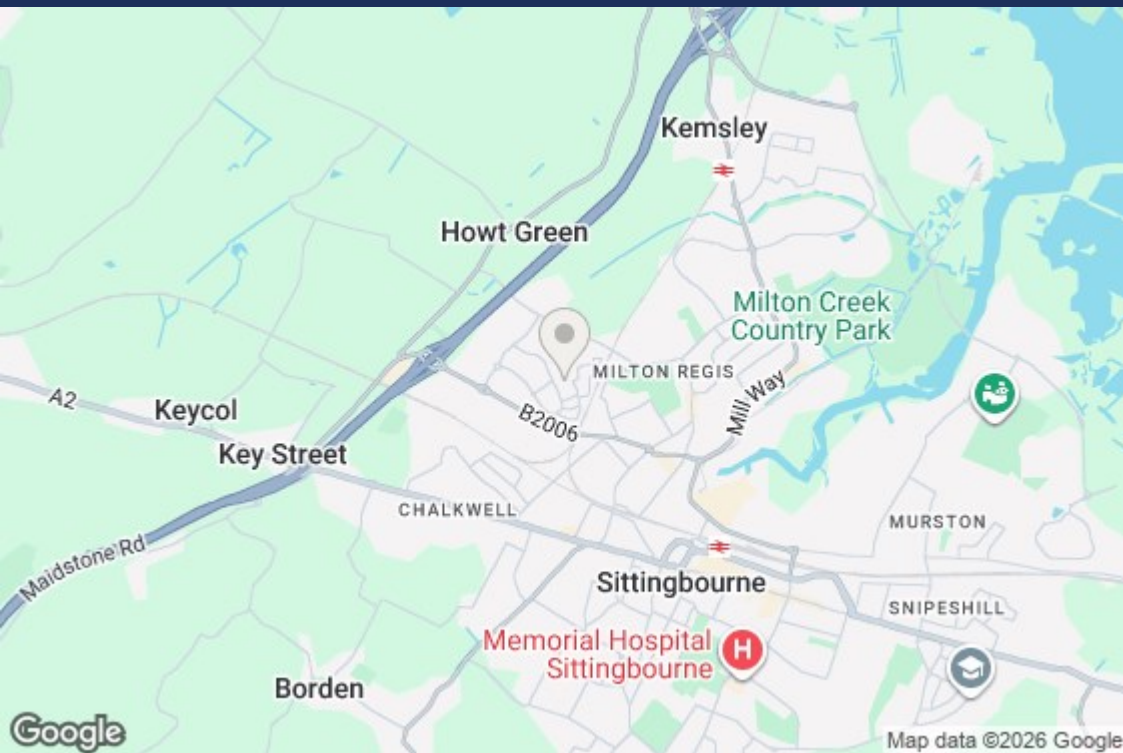
Realgar Court sits within a modern, well-connected pocket of south Sittingbourne, offering the perfect balance of convenience and community. From here, you're just a short distance from Sittingbourne town centre, where you'll find a growing selection of cafés, gyms, supermarkets, and high street shops, along with the recently redeveloped leisure quarter featuring a cinema and eateries.

For commuters, the location is a major plus. Sittingbourne mainline station is within easy reach, offering direct services to London Victoria and St Pancras in under an hour. Road users will also appreciate quick access to the A2 and A249, connecting you easily to the M2/M20 motorway networks.

Families and professionals alike benefit from the proximity to local primary and secondary schools, parks, and open green spaces. The area is also well served by bus routes, giving you the flexibility to travel locally without needing a car, although having a garage and off-road parking certainly adds to the convenience.

Lounge / Diner

17'10 x 12'4



Kitchen

11'4 x 5'7

Bedroom One

14'2 x 8'11

Bedroom Two

10'7 x 8'11

Bathroom

6'9 x 6'3

Integrated Garage

18'2 x 14'1

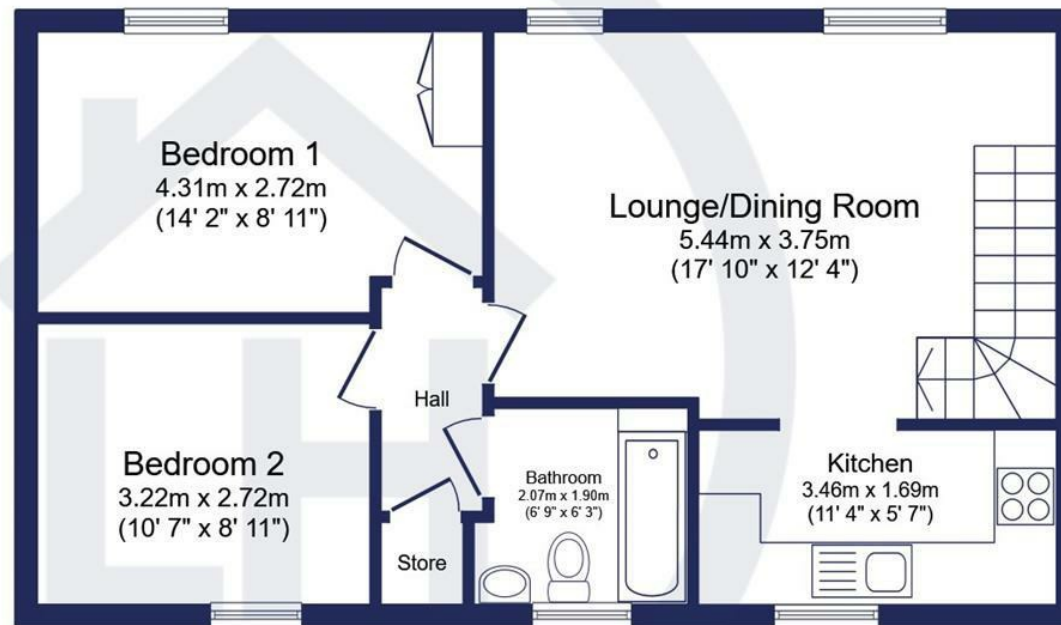
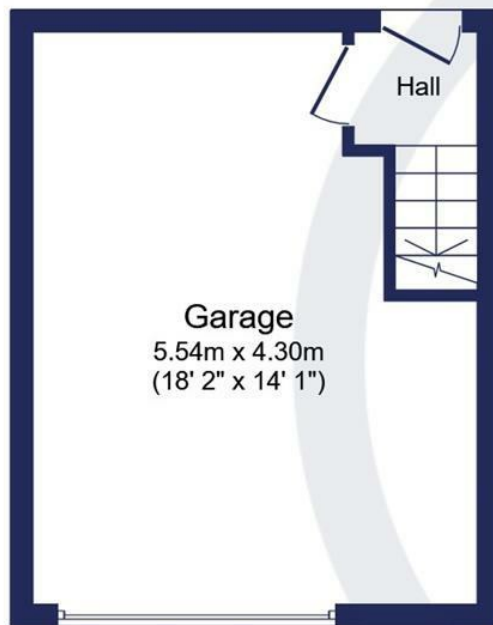
About LambornHill

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.

- Lets Keep It Local, Lets Keep It LambornHill!





Total floor area: 78.4 sq.m. (844 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



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	100	100
(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		
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Lamborn & Hill have produced these details in good faith and believe they provide a fair and accurate description of the property being marketed. Following inspection and prior to financial commitment prospective buyers should satisfy themselves as to the property's suitability and make their own enquiries, relating to specific points of importance for example condition of items, permissions, approvals and regulations. The accuracy of these details are not guaranteed and they do not form part of any contract.

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