

Offers Over £120,000

North Street, Milton Regis, Sittingbourne

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Summary of North Street

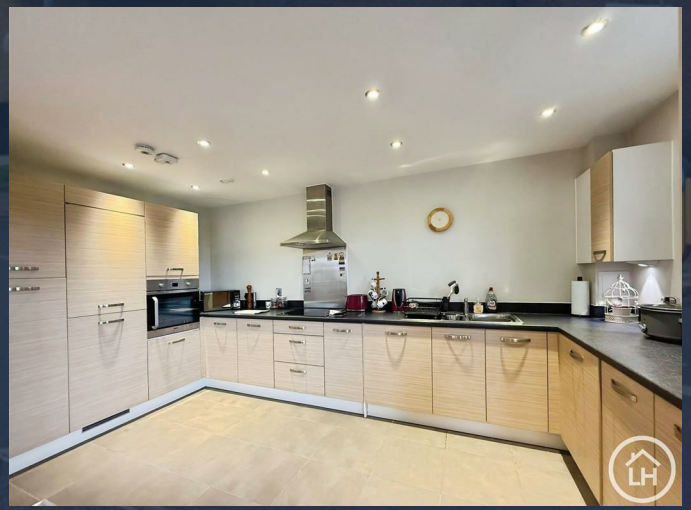
Superb top-floor retirement apartment • Wrap-around balcony • Light-filled living accommodation • Far-reaching outlooks • Modern fully accessible layout • Sought-after Regis Gate development • Immaculately presented throughout • 75% shared ownership • Exclusive to the over-55s • Outstanding on-site facilities & support

Key Features

- Two Bedroom Top Floor Apartment
- Wrap-around balcony
- Bright open-plan lounge
- Fully wheelchair-accessible apartment
- 75% shared ownership opportunity
- 24-hour on-site care team
- Lift access to all floors
- Well-connected Milton Regis location
- EPC Rating C (80)
- Council Tax Band C

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Property Description

The apartment is thoughtfully arranged with a generous open-plan lounge/diner that flows into a contemporary fitted kitchen, creating an ideal space for everyday living and entertaining. Large windows and direct access to the wrap-around balcony allow natural light to flood the living area, while providing a pleasant outdoor space to enjoy views over the communal gardens. There are two well-proportioned bedrooms and a modern wet room with WC, designed to be fully wheelchair accessible and equipped with the latest assistive technology.

Regis Gate offers an exceptional lifestyle with peace of mind at its core. Residents benefit from a 24-hour on-site care team, lifts to all floors, and a wide range of communal amenities including an on-site restaurant serving daily hot meals, hairdressing salon, therapy rooms, communal lounge, organised activities room, guest suites for visitors, and mobility scooter storage with charging points. The landscaped gardens provide a pleasant setting to relax and socialise.

Additional information includes Approximately 117 years remaining on the lease. The ground rent and service charge (including rental charge on the remaining 25%) are approximately £727.44 per calendar month, which also includes five meals per week from the on-site restaurant.

Please note that some areas of the building are open to the public, including the café, restaurant, hairdressing, therapy and meeting rooms, contributing to a lively and well-used community atmosphere.

A rare opportunity to secure a top-floor apartment with wrap-around balcony within one of Sittingbourne's most comprehensive and well-regarded retirement developments.

About The Area

Milton Regis is a well-established and historic part of Sittingbourne, offering a peaceful yet convenient setting that is particularly well suited to those looking to enjoy a comfortable and well-connected lifestyle in later years. The area benefits from a strong sense of community, with local residents enjoying a balance of quiet residential surroundings and easy access to everyday amenities.

Sittingbourne town centre is within close reach and provides a wide range of shops, supermarkets, cafés and restaurants, along with banks, post offices and other essential services. For healthcare needs, there are local GP surgeries, pharmacies and Sittingbourne Memorial Hospital nearby, ensuring peace of mind and easy access to medical support.

Transport links are excellent, with Sittingbourne mainline station offering regular services to London, Canterbury and the Kent coast, making it ideal for visiting family and friends or occasional day trips. Local bus routes also run through Milton Regis, providing simple and reliable travel around the town and surrounding areas without the need to drive.

For leisure and relaxation, the area offers pleasant walking routes, nearby parks and green spaces, as well as community centres and social clubs that host activities and events throughout the year. Sittingbourne's leisure centre, library and theatre are also easily accessible, providing opportunities to stay active, social and engaged.

Overall, Milton Regis combines convenience, connectivity and community spirit, making it an excellent location for over-55s seeking a calm, supportive environment while remaining close to town amenities and transport links.

Open plan Lounge

5.51m x 3.99m (18'1 x 13'1)

(Kitchen Area)

4.70m x 2.11m (15'5 x 6'11)

Bedroom One

4.29m x 3.71m (14'1 x 12'2)

Bedroom Two

2.90m x 2.59m (9'6 x 8'6)

Wet Room

2.49m x 2.21m (8'2 x 7'3)

Balcony

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!

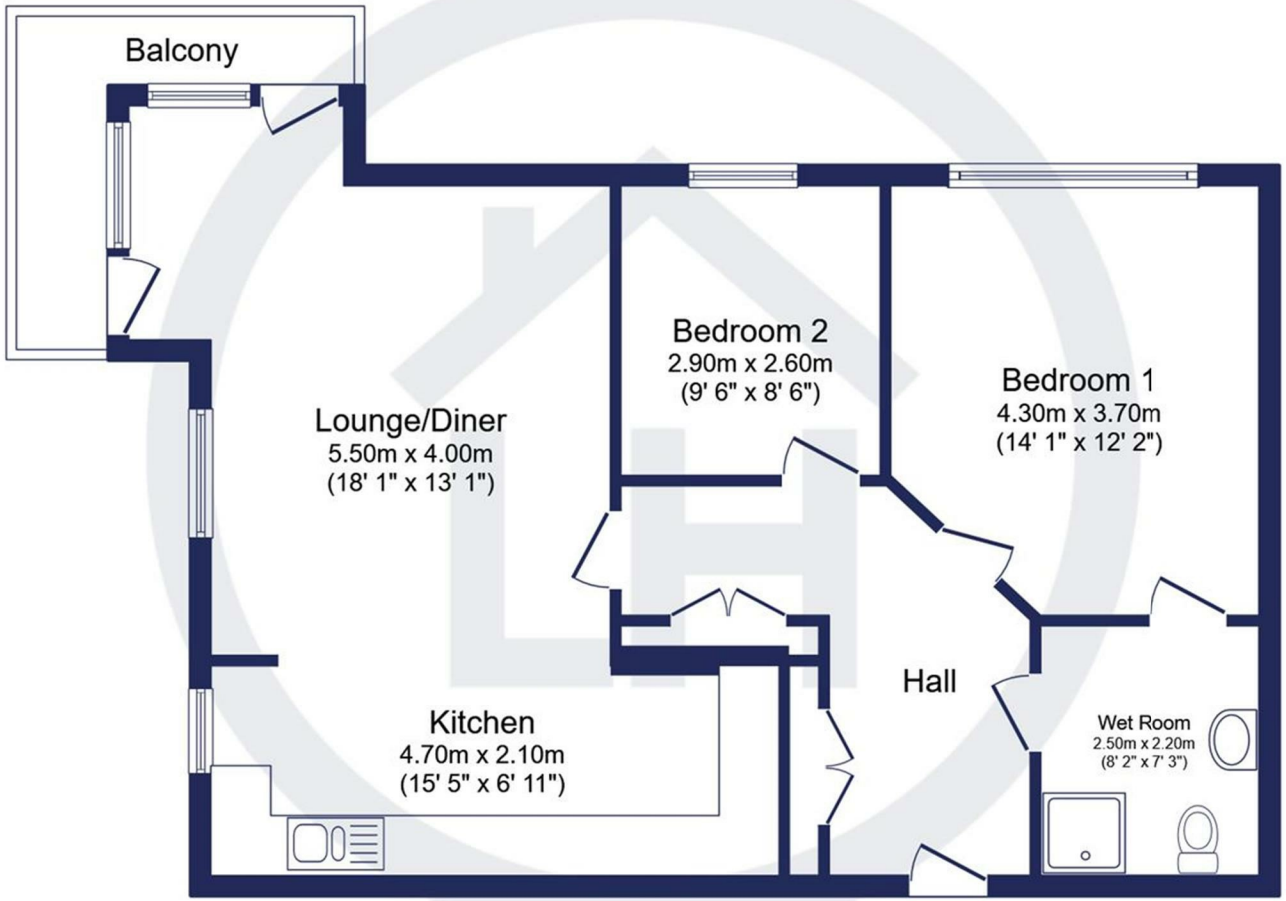
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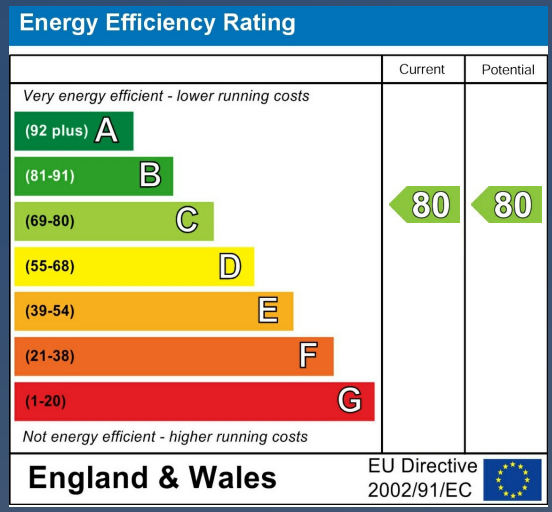


Total floor area: 75.3 sq.m. (810 sq.ft.)

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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