

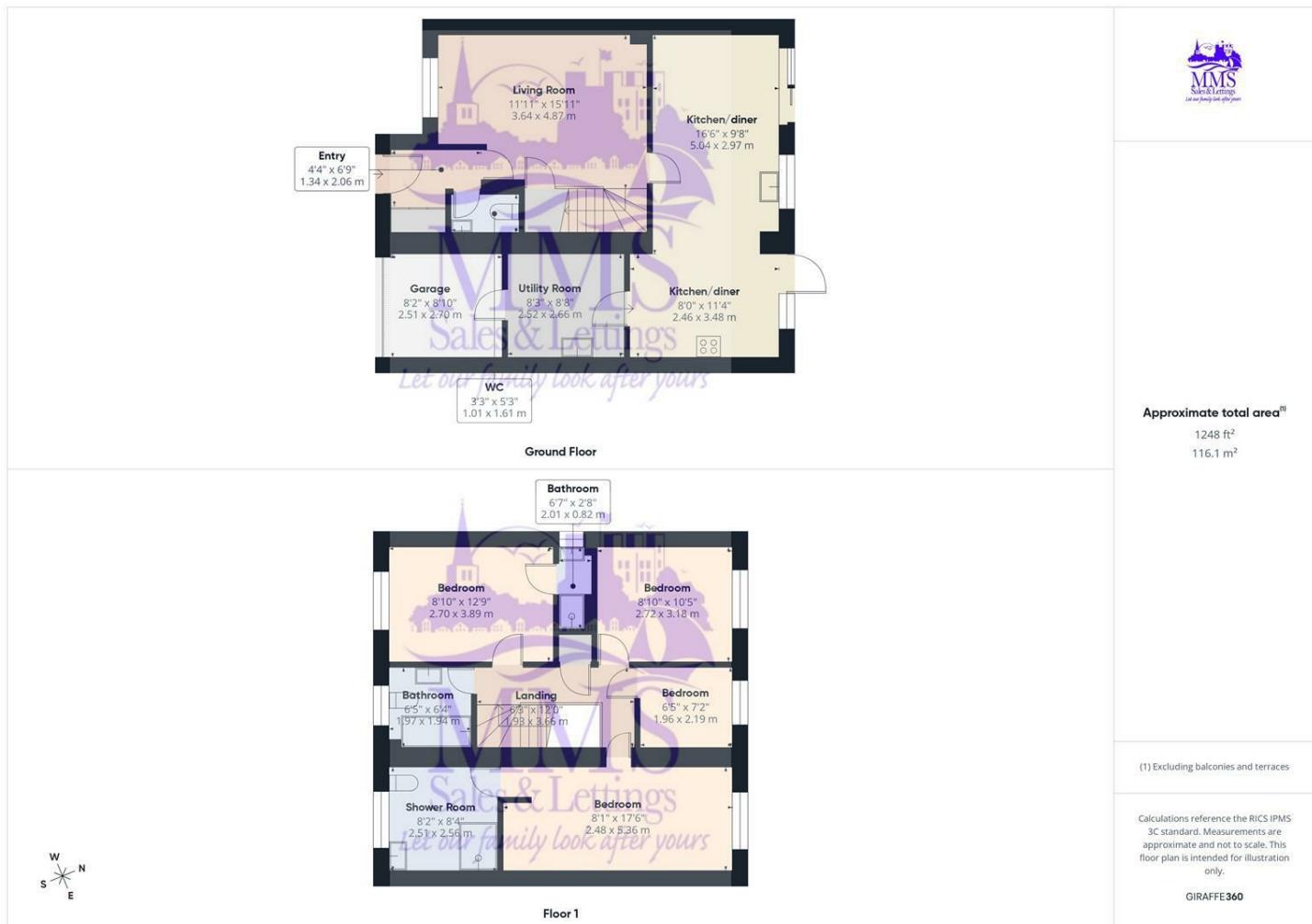


## 29 Helen Thompson Close, Iwade, Sittingbourne, ME9 8DW

Located in the village of Iwade, Sittingbourne, this delightful detached house on Helen Thompson Close offers a perfect blend of comfort and modern living. Built in 1998, the property spans an impressive amount of square feet, providing ample space for families or those seeking a little extra room. Upon entering, you are welcomed by a spacious entrance hall that leads to a lovely sized lounge, ideal for relaxation or entertaining guests. The large kitchen diner is a standout feature, perfect for family meals and gatherings, and is complemented by a convenient utility room allowing access to the integral garage. The first floor is home to four well-proportioned bedrooms, two of which benefit from ensuite shower rooms, offering privacy and convenience. A family bathroom completes this level, ensuring that all needs are met. Externally, the property features a generous rear garden, predominantly laid to lawn, with a patio area perfect for outdoor dining or enjoying the sunshine. The garden also benefits from dual access gates to the front, enhancing accessibility. The driveway at the front of the house provides parking for up to three vehicles, making it ideal for families with multiple cars. This property falls under council tax band D, making it a practical choice for those looking to settle in a friendly community. With its excellent location and spacious layout, this home is a wonderful opportunity for anyone seeking a comfortable and inviting residence in Iwade.

- FOUR GOOD SIZED BEDROOMS
- THREE BATH/SHOWER ROOMS + CLOAK ROOM
- ENTRANCE HALL
- FORMAL LOUNGE
- LARGE KITCHEN/DINER
- E-X-T-E-N-D-E-D
- UTILITY ROOM
- INTEGRAL GARAGE
- DRIVEWAY FOR THREE GARAGE

**£475,000**



Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) 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			
EU Directive 2002/91/EC		EU Directive 2002/91/EC	
England & Wales		England & Wales	