



## 4 Lapwing Road

Isle Of Grain ME3 0EB

**£275,000**



Located in the semi rural village of Isle of Grain on the Hoo Peninsula, this delightful semi-detached bungalow offers a perfect blend of comfort and convenience. Built in the early 1980s this two-bedroom property offers a comfortable amount of square feet and is ideal for those seeking a peaceful retreat. Upon entering, you are welcomed by an inviting entrance hall that leads to a spacious lounge, perfect for relaxation or entertaining guests. The fitted kitchen is well-equipped, making meal preparation a pleasure. The bungalow features two comfortable bedrooms, providing ample space for rest, and a modern shower room that adds to the home's functionality. Externally, the property boasts a lovely front and rear garden with artificial lawn for ease of maintenance. A covered and decked seating area offers an ideal spot for outdoor dining or enjoying a quiet moment in the sun. Additionally, there is side access to the front of the property, where you will find a generous garden space. Located next to the property is a garage en-block with a driveway accommodating two cars which adds to the convenience of this home. Isle of Grain is a semi-rural village that offers a unique lifestyle, complete with its own beach, a primary school, and local convenience shops. The property is EPC rated C and falls under council tax band B, making it an attractive option for potential buyers or renters. This bungalow is a wonderful opportunity for those looking to embrace a tranquil lifestyle while still being within reach of local amenities. Don't miss the chance to make this charming property your new home.



## Area Map



## Floor Plans



**Ground Floor** Building 1



Approximate total area<sup>(ii)</sup>

700 ft<sup>2</sup>  
65.2 m<sup>2</sup>



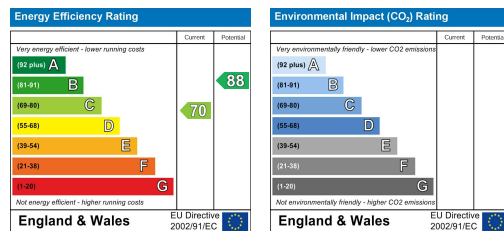
Ground Floor Building 2

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No appliances or fittings have been tested by MMS. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property or items contained.

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