



26 Marian Avenue, Minster On Sea
Sheerness

Guide Price **£300,000**

26 Marian Avenue

Minster On Sea, Sheerness

GUIDE PRICE £300,000 – £310,000 Experience modern living in this newly refurbished semi-detached home in Minster on Sea.

Council Tax band: C

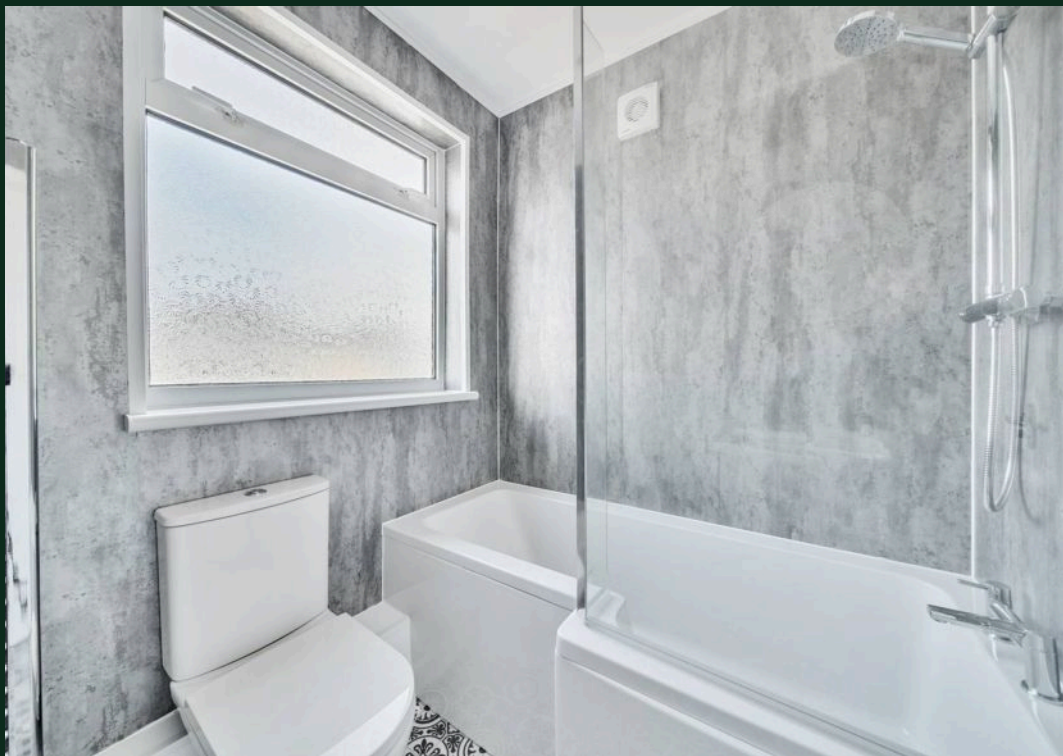
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

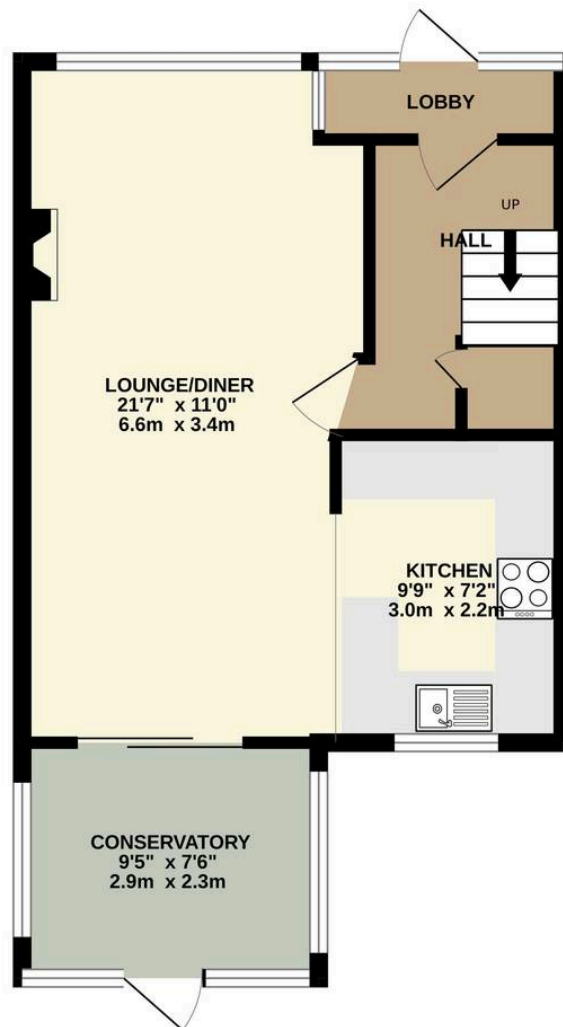
- Newly refurbished three bedroom semi detached home
- Fitted kitchen with integrated appliances
- Refitted bathroom with P bath and mains shower over
- Freshly decorated and modern open plan living space
- New boiler and central heating system
- Double glazed conservatory leading to a paved patio area
- Generous and established garden with fields to rear
- Block paved driveway and detached garage
- New carpets and flooring throughout



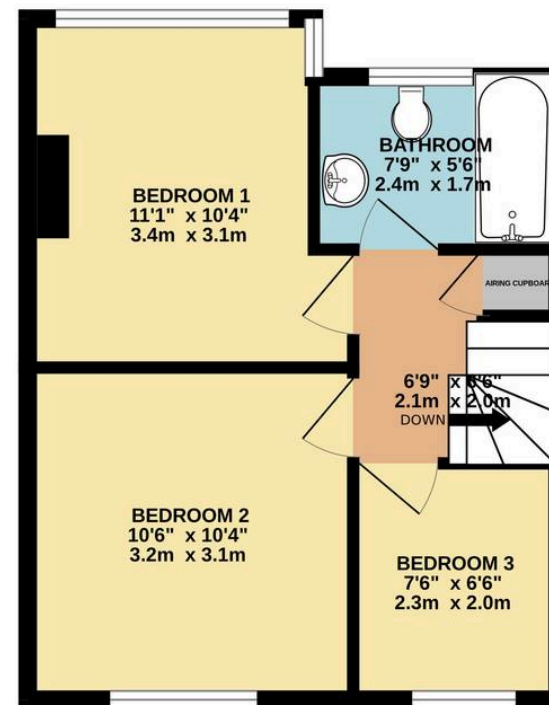




GROUND FLOOR
438 sq.ft. (40.7 sq.m.) approx.



1ST FLOOR
346 sq.ft. (32.1 sq.m.) approx.



3 BEDROOM SEMI DETACHED HOME

TOTAL FLOOR AREA : 784 sq.ft. (72.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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