



**Price**  
**£685,000**

**Freehold**

4x  1x  1x 

**The Street,  
Boughton-Under-Blean,  
Faversham, Kent, ME13**

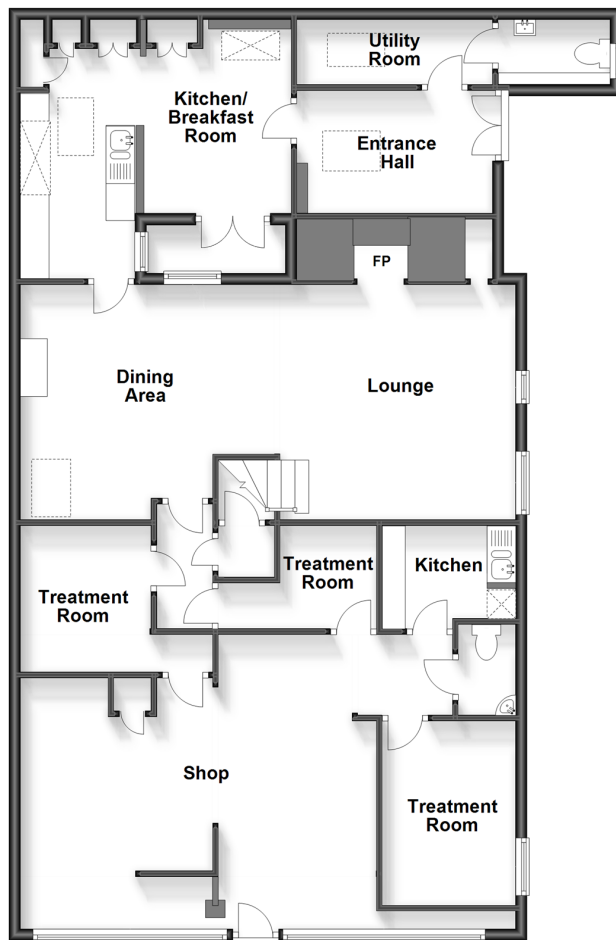
**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards

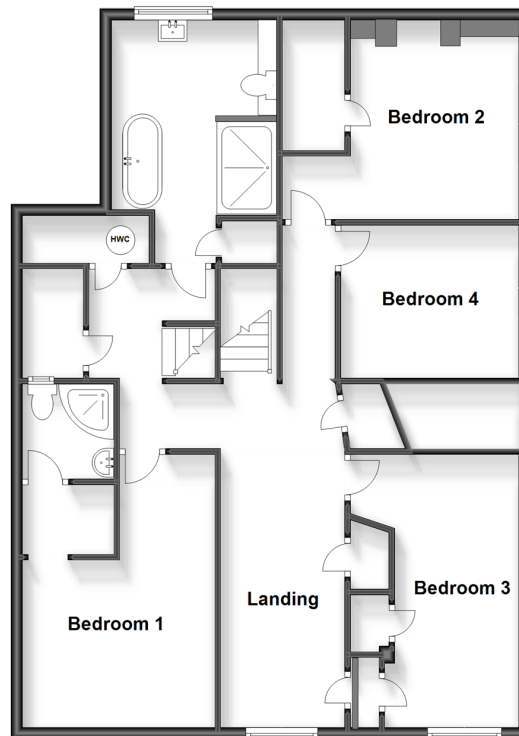
## Ground Floor

Approx. 133.2 sq. metres (1433.6 sq. feet)



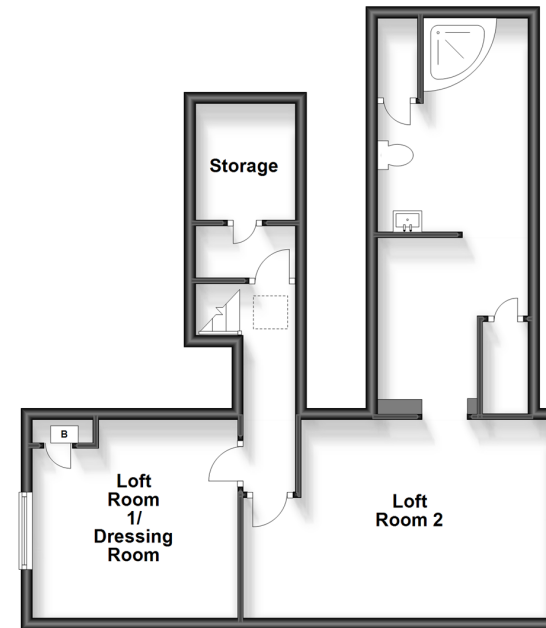
## First Floor

Approx. 100.9 sq. metres (1085.6 sq. feet)



## Second Floor

Approx. 57.6 sq. metres (620.0 sq. feet)



## Accommodation

### GROUND FLOOR

Entrance Hall  
Cloakroom  
Lounge/Diner: 28'5 x 12'6 (8.67m x 3.81m)  
Kitchen/Breakfast Area: 15'3 x 11'2 (4.65m x 3.41m)  
Utility Area  
Shop: 21'0 x 13'9 (6.41m x 4.19m)  
Treatment Room 1: 10'11 x 7'4 (3.33m x 2.24m)  
Treatment Room 2: 10'5 maximum x 8'7 (3.18m x 2.62m)  
Treatment Room 3: 8'9 x 6'10 (2.67m x 2.08m)  
Store Room/Kitchen: 7'11 x 6'9 (2.41m x 2.06m)

### FIRST FLOOR

Landing  
Bedroom 1: (L-shaped) 11'0 x 9'8 (3.36m x 2.95m) plus 5'9 x 5'10 (1.75m x 1.78m)  
En-suite Shower Room  
Bedroom 2: 11'0 x 10'9 (3.36m x 3.28m)  
Bedroom 3: 15'7 x 9'0 (4.75m x 2.75m)  
Bedroom 4: 11'1 x 8'6 (3.38m x 2.59m)  
Bathroom

### SECOND FLOOR

Loft room 1-Dressing Room: 11'5 x 9'11 (3.48m x 3.02m)  
Loft room 2: 17'5 x 11'10 (5.31m x 3.61m)  
En-suite Shower Room

### OUTSIDE

Rear Garden  
Garden Chalet: 13'4 x 9'10 (4.07m x 3.00m)  
Ample parking for 2/3 cars





## Main features

- Grade II listed house in popular village location
- Well planned living space with part of the ground floor used as a hairdressers, which will need some building work to return to residential rooms
- Sympathetically restored to a high standard
- Large loft room with many possibilities and En-suite
- Manageable garden and driveway parking



### Nearest Schools

Primary Schools: Boughton-under-Blean and Dunkirk Primary 0.1 miles, Hernhill C of E Primary 1.8 miles

Secondary Schools: The Abbey School 3.2 miles, Queen Elizabeth's Grammar School 3.6 miles



### Transport Information

Train Stations: Selling 2.4 miles, Faversham 3.3 miles, Chilham 5.0 miles



### Address

The Street, Boughton-Under-Blean, Faversham, Kent, ME13



### Directions

For directions to this property please contact us.





**Wards**  
Helping you move forwards

Call Faversham Branch 01795 535517 ■ [wardsofkent.co.uk](https://wardsofkent.co.uk)



■ If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property  
■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

10831926/20231103/PJ/PJ