



Price
£240,000

Freehold

3x  1x  2x 

**Invicta Road, Sheerness,
Kent, ME12**

OVER 60?

You could get up to
59% off the price!*



Video Tour available

Wards

Helping you move forwards



Main features

- Walk down the road to the Blue Flag awarded beach
- A useful downstairs cloakroom
- All bedrooms and shower room are separate upstairs
- Fabulous new kitchen and shower room installed
- New carpets and floor coverings

Accommodation

SPLIT LEVEL GROUND FLOOR

Entrance Hall

Lounge: 14'3 x 11'9 (4.35m x 3.58m)

Dining Room: 11'6 x 9'7 (3.51m x 2.92m)

Kitchen/Breakfast Room: 15'9 x 9'10 (4.80m x 3.00m)

Utility Room: 9'4 x 6'2 (2.85m x 1.88m)

Downstairs Cloakroom: 3'2 x 3'1 (0.97m x 0.94m)

SPLIT LEVEL FIRST FLOOR

Landing

Bedroom 1: 15'3 (4.65m) narrowing to 14'2 up to bay (4.32m) x 12'4 (3.76m)

Bedroom 2: 11'7 x 9'7 (3.53m x 2.92m)

Bedroom 3: 10'1 x 9'3 (3.08m x 2.82m)

Shower Room: 6'0 x 5'6 (1.83m x 1.68m)

OUTSIDE

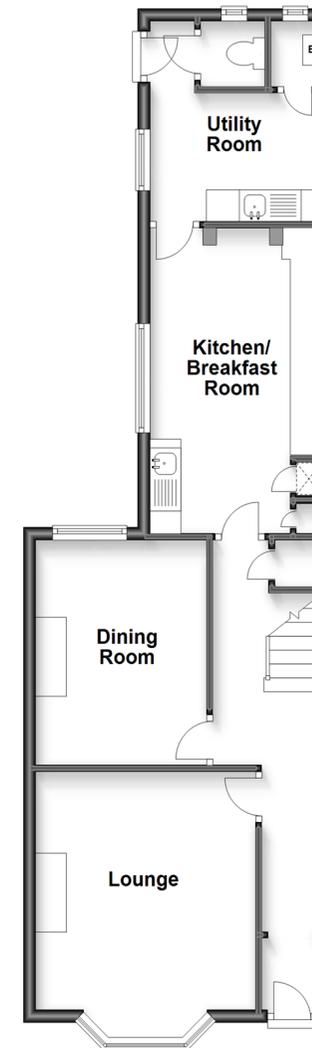
Rear Garden

Call Sheerness - 01795 664651 ■ 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
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Our Homewise partnership offer a 'Home for Life' plan to buyers over 60, granting a lifetime lease for your protection and reducing the purchase price by up to 59%

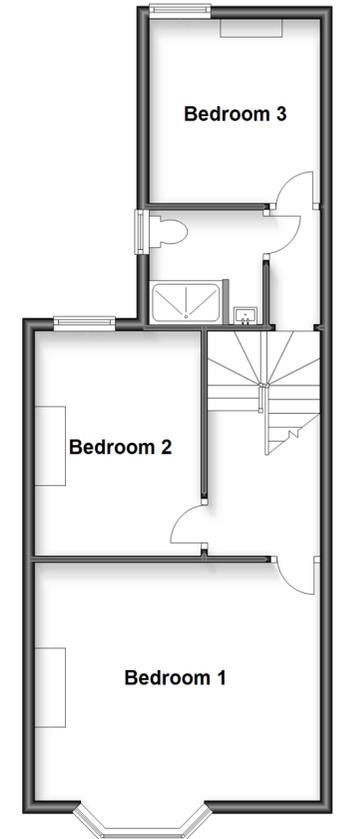
Split Level Ground Floor

Approx. 57.4 sq. metres (618.3 sq. feet)



Split Level First Floor

Approx. 48.4 sq. metres (520.7 sq. feet)



11634201/20221022/DS/PA