



# Emily Road, Walderslade, Chatham, Kent, ME5 7LF Offers in Excess of £280,000 Freehold

#### **Description**

No chain. This two bedroom terraced house is situated in the popular Walderslade area and is convenient for local shops, schools and amenities. A great purchase for a first time buyer or investor. The property is in good order and ready to move into.

On entering you have an entrance porch to the front. Accommodation comprises of a good size lounge with staircase to the first floor. The kitchen faces to the rear and offers a range of fitted units and integrated oven and hob. Upstairs you have two good size bedrooms and a bathroom. Externally you have a front garden and to the rear you have an enclosed well maintained garden with rear access leading to the garage.

#### **Key Features**

- · No Forward Chain
- 2 Bedroom Terrace House
- Well Maintained Throughout
- An Opportunity for the First Time Buyer
- Close to Local Amenities
- · Garage to the Rear
- · Enclosed Rear Garden

#### **Local Area**

Walderslade is within reach of local primary and secondary schools, shopping parades, doctors surgery and dentist. Being close to Chatham and Maidstone town centres, Capstone Valley Ski and Snowboard Centre, Historic Rochester and Dockside centre plus Bluewater Shopping Centre being approximately 20 minutes away by car. The area offers good transport links to the A2/M2, M20 and M25 plus Ebbsfleet International and Ashford.











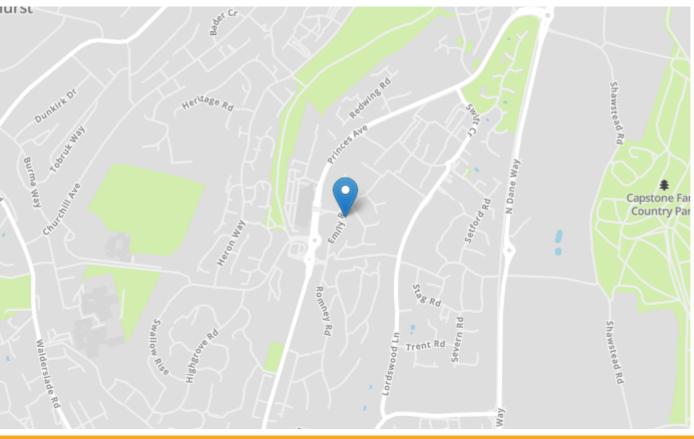






## **Property Location**

Emily Road, Walderslade, Chatham, Kent, ME5 7LF



				Current	Potentia
Very energy efficient -	lower running	costs			
(92+) <b>A</b>					
(81-91) <b>B</b>					89
(69-80)	C			71	
(55-68)	D				
(39-54)	[	3			
(21-38)		F			
(1-20)			G		
Not energy efficient - h	igher running c	osts			

**Tenure** Freehold

Lease Term N/A

Ground Rent N/A

Service Charge N/A

**Local Authority** Medway

Council Tax Band B

#### **Greyfox Walderslade**

Unit 2, Thetford House Walderslade Village Centre

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Chatham

Kent

ME5 9LR

Tel: 01634 672227 Email:

walderslade@greyfox.co.uk

### **Greyfox Rainham**

67C High Street

Rainham

Kent

ME8 7HS

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#### **Agent Notes**

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