



DARGETS ROAD







£435,000 Freehold

## THE PROPERTY

**\*\*No Chain\*\***

Ideal property for extended families or those looking for room to grow. The main house has a porch entrance hall and a well appointed kitchen / breakfast room with a range of integral appliances including a double oven and induction hob.

There is also a cosy lounge and bright airy conservatory overlooking the garden. Upstairs are three bedrooms and a family bathroom.

Annexe: The current vendors have created a great space which has its own front entrance but also has the versatility of an interior door linking to the main house. The annexe comprises a lounge with patio doors to the rear, a bedroom with built in wardrobe, a shower room with walk in shower.

The rear garden has a patio and lawn area.

Superb family home! Call the Greyfox sales team today to secure your viewing!



DARGETS ROAD, WALDESLADE , KENT, ME5 8RE



**Kitchen / breakfast room**

22' 0" x 12' 4" (6.71m x 3.76m)

**Conservatory**

19' 1" x 9' 6" (5.82m x 2.90m)

**Lounge**

13' 9" x 10' 8" (4.19m x 3.25m)

**Landing**

**Bedroom 2**

10' 7" x 10' 1" (3.23m x 3.07m)

**Bedroom 1**

12' 5" x 11' 2" (3.78m x 3.40m)

**Bath**

6' 6" x 4' 4" (1.98m x 1.32m)



**Bedroom 3**

10' 8" x 5' 11" (3.25m x 1.80m)

**Bedroom**

13' 9" x 10' 0" (4.19m x 3.05m)

**Shower room**

7' 9" x 6' 5" (2.36m x 1.96m)

**Lounge**

14' 1" x 10' 0" (4.29m x 3.05m)

**Garden**

23' 0" x 35' 0" (7.01m x 10.67m)

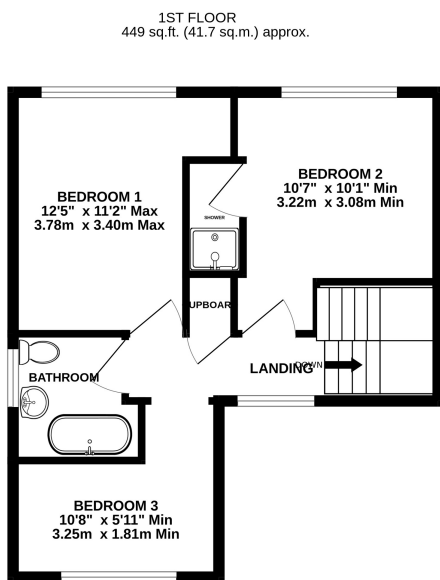
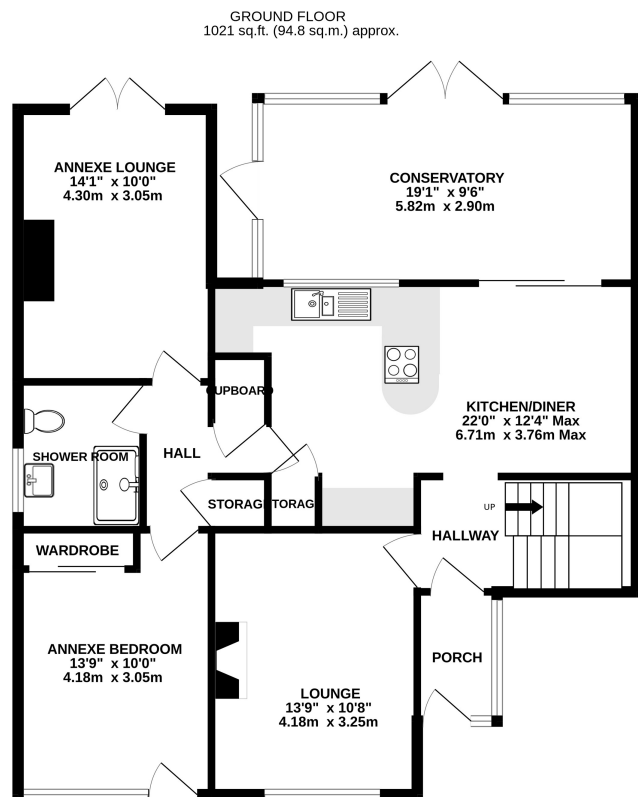
**Driveway**







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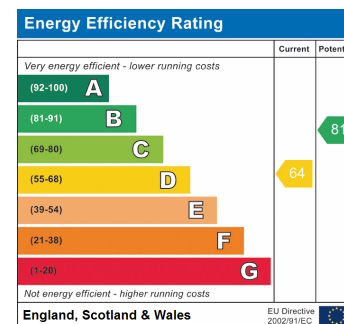


TOTAL FLOOR AREA : 1470 sq.ft. (136.5 sq.m.) approx.

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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## EFFICIENCY RATINGS



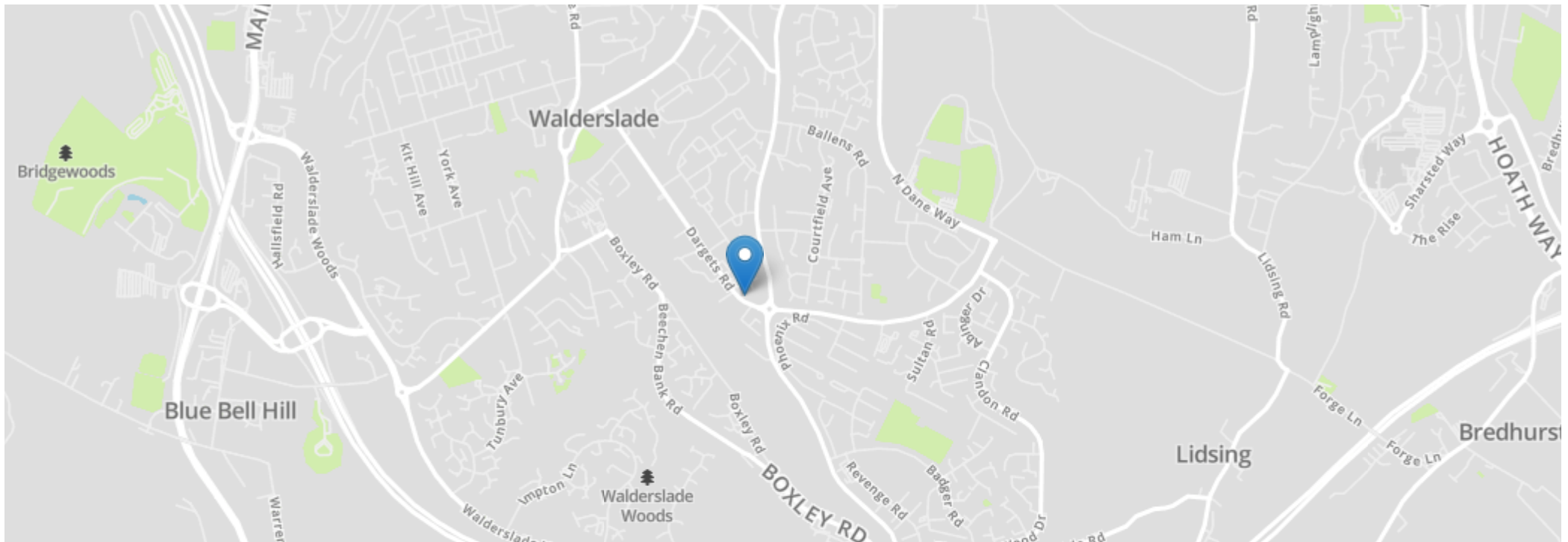
### AGENT NOTES

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### Local Authority

Medway council  
Band C





## SITUATION

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.

## DIRECTIONS

From Walderslade Village, head south-east towards Walderslade Road. Turn left onto Walderslade Road and turn right to stay on Walderslade Road. At the roundabout, take the 1st exit onto Boxley Road. Continue onto Beechen Bank Road. Continue onto Boxley Road. At the roundabout, take the 1st exit onto Lordswood Lane. At the roundabout, take the 1st exit onto Dargets Road.

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## Greyfox Prestige Walderslade

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