



Three Bedroom Semi-Detached House  
Station Road, Gillingham, Kent, ME8 7PS

Offers in Region of £270,000  
Freehold

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## Description

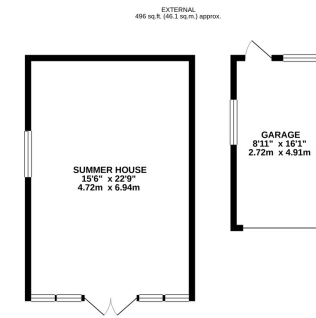
Ready to move? Brilliant opportunity for a first-time buyer or buy-to-let investor seeking to diversify their portfolio. A three bedroom, recently refurbished, semi-detached home in the heart of Rainham. To the ground floor, an entrance hall, dining room, generously sized lounge, modern style kitchen and bathroom. Leading to the first floor, three light and airy bedrooms- the two main bedrooms of a generous size and the primary bedroom benefitting from an en-suite shower room. Externally, a considerably sized garden, detached garage and summer house/lodge - great for entertaining! Contact the Greyfox Sales Team in Rainham to book in your viewing and avoid disappointment.

## Key Features

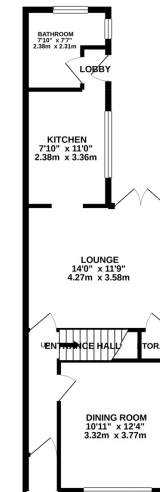
- Three bedroom semi-detached home
- Summer house
- Garage
- En-suite
- Contemporary style kitchen
- Lounge and dining room
- Well served by many local amenities and transport links
- Rear garden measuring approximately 70' x 20'
- EPC energy rating C

## Local Area

Rainham in the Medway towns is located descending towards the banks of the river Medway, approximately 39 miles from London. The ancient Watling Street main road (A2) runs through the town with the M2 motorway on the southern edge with good links to the M25/M20. There are a good number



GROUND FLOOR  
524 sq.ft. (48.7 sq.m.) approx.



1ST FLOOR  
465 sq.ft. (43.2 sq.m.) approx.



TOTAL FLOOR AREA : 1485 sq.ft. (137.9 sq.m.) approx.

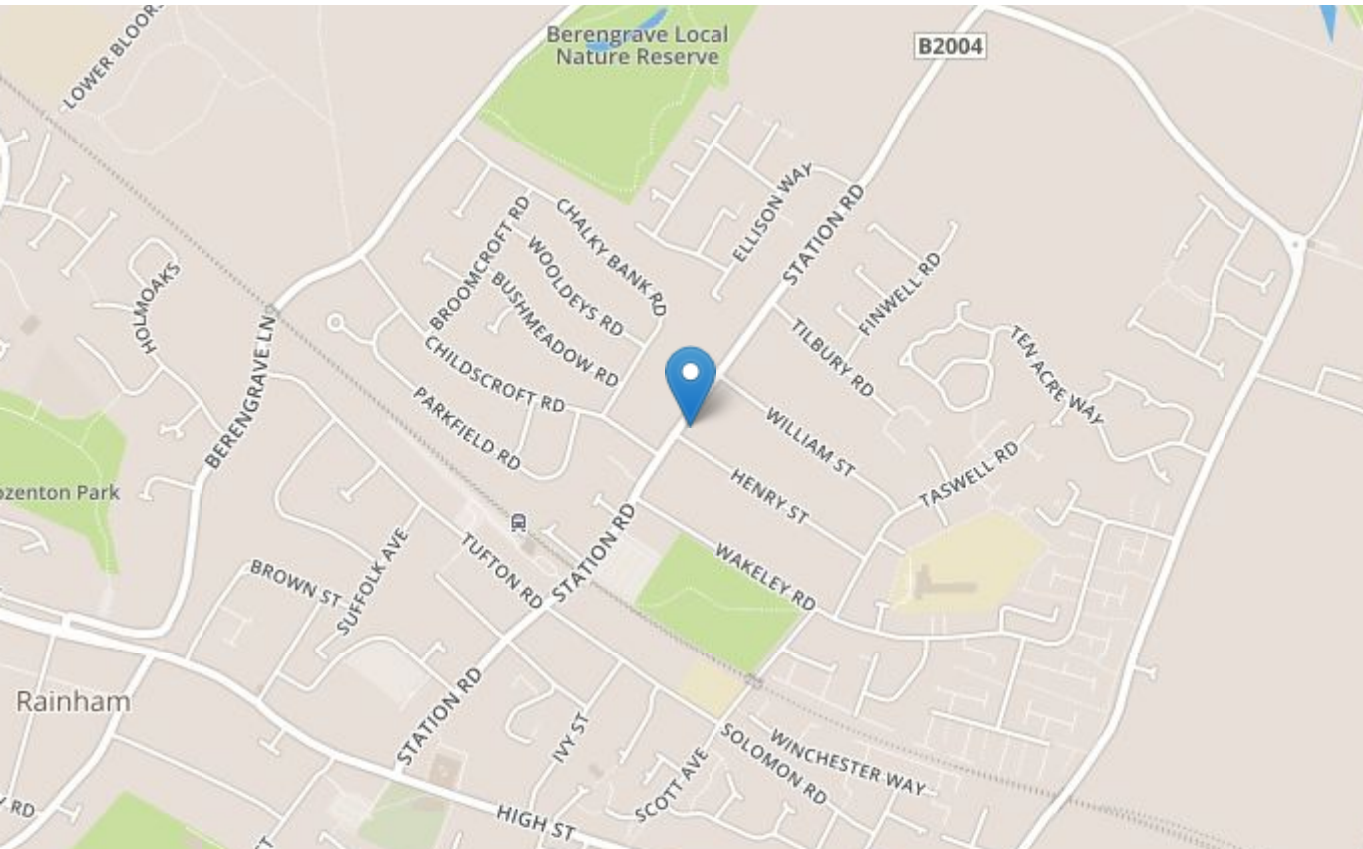
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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## Property Location

Station Road, Gillingham, Kent, ME8 7PS



<b>Tenure</b>	Freehold
<b>Lease Term</b>	N/A
<b>Ground Rent</b>	N/A
<b>Service Charge</b>	N/A
<b>Local Authority</b>	Medway
<b>Council Tax</b>	Band B

### Greyfox Walderslade

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#### Agent Notes

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