



Two Bedroom End of Terrace House  
Madden Avenue, Davis Estate, Chatham, Kent, ME5 9TQ

Offers Over £270,000  
Freehold

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### Description

Situated on a popular development with Horsted retail park and other amenities close at hand. Beautifully maintained throughout, this end of terrace house benefits from an elevated position with view to the front. The front door leads into the entrance hall with Karndean flooring that continues through to the kitchen/dining room. The kitchen is well-appointed with many storage units, built in gas hob & oven and space for further appliances. Windows to the front aspect and rear makes this an inviting space in which to host family and friends. The lounge has sliding patio doors to the rear garden and there is a fireplace as a focal point. Upstairs are two double bedrooms and a bathroom with bath and shower attachment over. The outside space provides a thoughtfully arranged tiered garden with steps leading to the brick built garage which benefits from power and light. A wonderful house and must be viewed to fully appreciate all that is on offer.

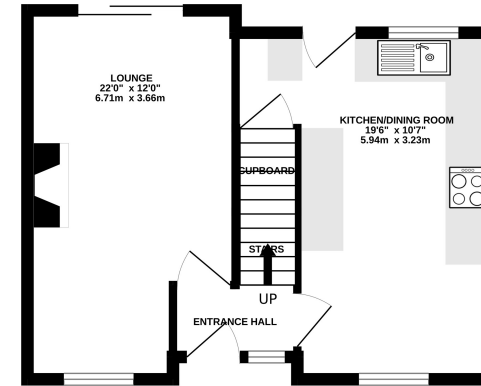
### Key Features

- End of Terrace House
- Two Double Bedrooms
- Excellent Condition Throughout
- Kitchen/Dining Room
- Davis Estate
- Garage to Rear
- Some 'Karndean' Flooring
- Local Retail Park & Schools

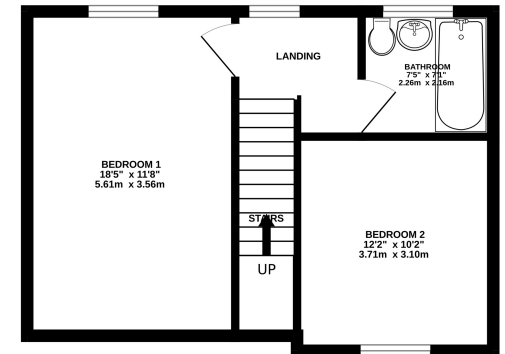
### Local Area

The popular Davis Estate is close to local amenities which include shops such as the post office, retail park, bus stops, a public house and supermarket are all only a short walk away. Horsted Primary school is also situated on the estate. A little further is the link to the motorway system connecting to London, Dover and beyond.

GROUND FLOOR  
357 sq.ft. (33.1 sq.m.) approx.



1ST FLOOR  
342 sq.ft. (31.8 sq.m.) approx.



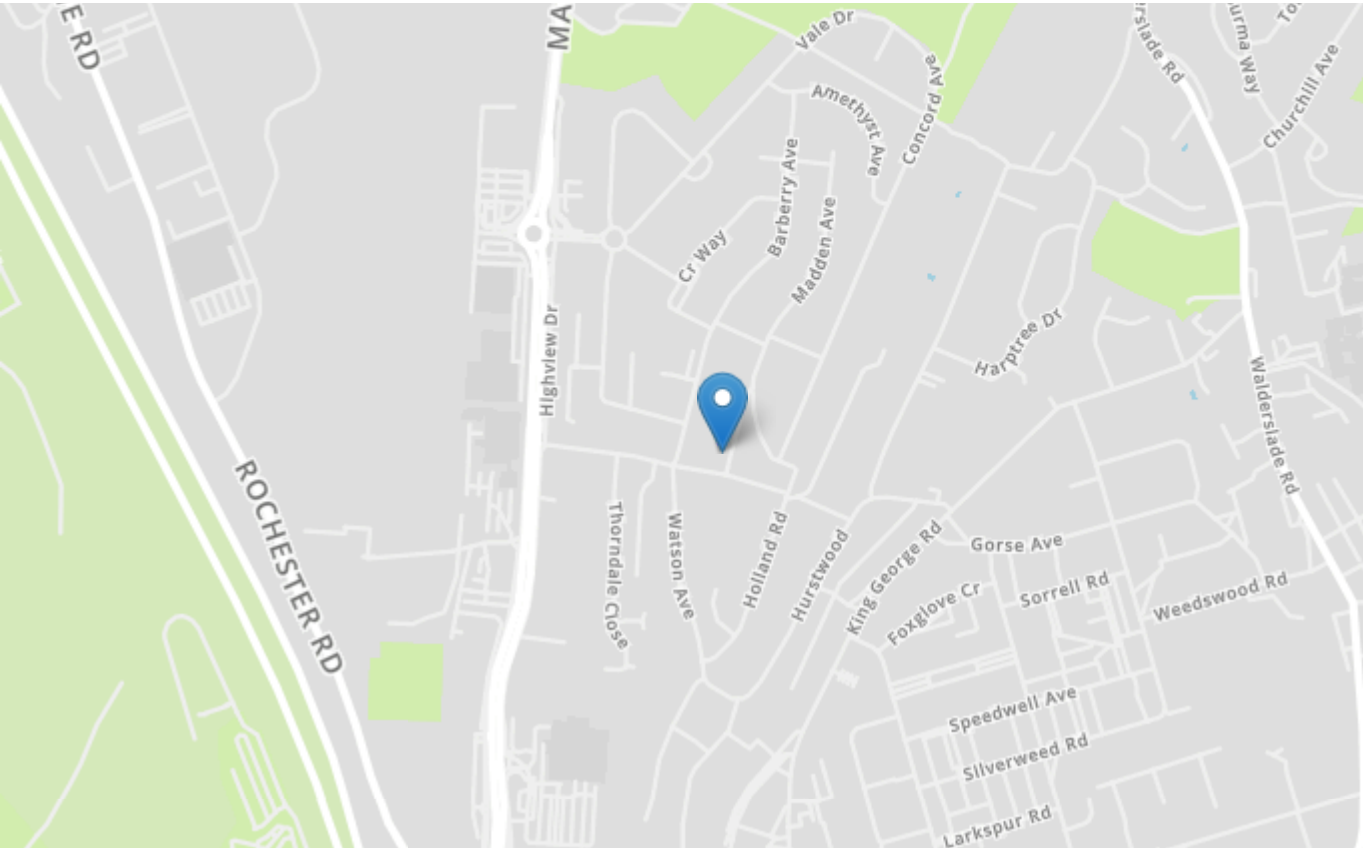
TOTAL FLOOR AREA: 699 sq.ft. (64.9 sq.m.) approx.


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

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	<b>A</b>		
(81-91)	<b>B</b>		<b>84</b>
(69-80)	<b>C</b>		
(55-68)	<b>D</b>	<b>59</b>	
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

<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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