



Four Bedroom End of Terrace House  
Rock Avenue, Gillingham, Kent, ME7 5PS

£465,000  
Freehold

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## Description

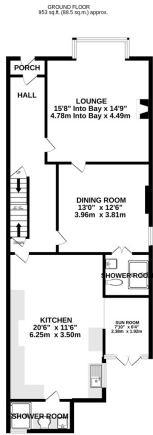
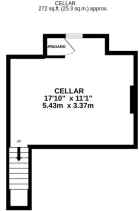
We are delighted to offer this large end of terrace family home in Upper Gillingham, for sale. The property itself is ideally located in Rock Avenue, within close proximity to Medway Hospital, easy access to public transport, shops, local amenities, and Gillingham Train Station. Internally to the ground floor, the property comprises of entrance hallway, two generously sized reception rooms, a large kitchen/diner and two shower rooms, as well as access to a cellar and an east-facing rear garden. To the first floor, there are three double bedrooms, one of which with en-suite shower and a family bathroom. To the top floor a further double bedroom. To the rear an easy to maintain east-facing garden measuring approximately 50' x 20'. If you are looking for a spacious family home or investment, please contact the haus team in Rainham and we will be happy to arrange your viewing to avoid disappointment.

## Key Features

- Four Double Bedrooms End of Terrace
- Two reception rooms plus large cellar
- Large Kitchen/ Diner
- Two shower rooms to the ground floor
- En-Suite to bedroom three and family bathroom
- Loft converted
- Close to Medway Hospital, transport links and local amenities
- East facing rear garden measuring approximately 50' x 20'

## Local Area

Gillingham is located within the Medway towns and offers railway links to central London and Ebbsfleet International. Road connections to the A2/M2, M25 and M20. In addition to its town centre, Gillingham offers a host of amenities including ice skating, country parks an outdoor pool a golf course, Medway Park, Medway Hospital, Sports Centre and more.



TOTAL FLOOR AREA : 2228 sq.ft. (207.0 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.

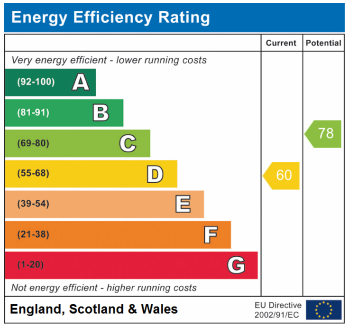
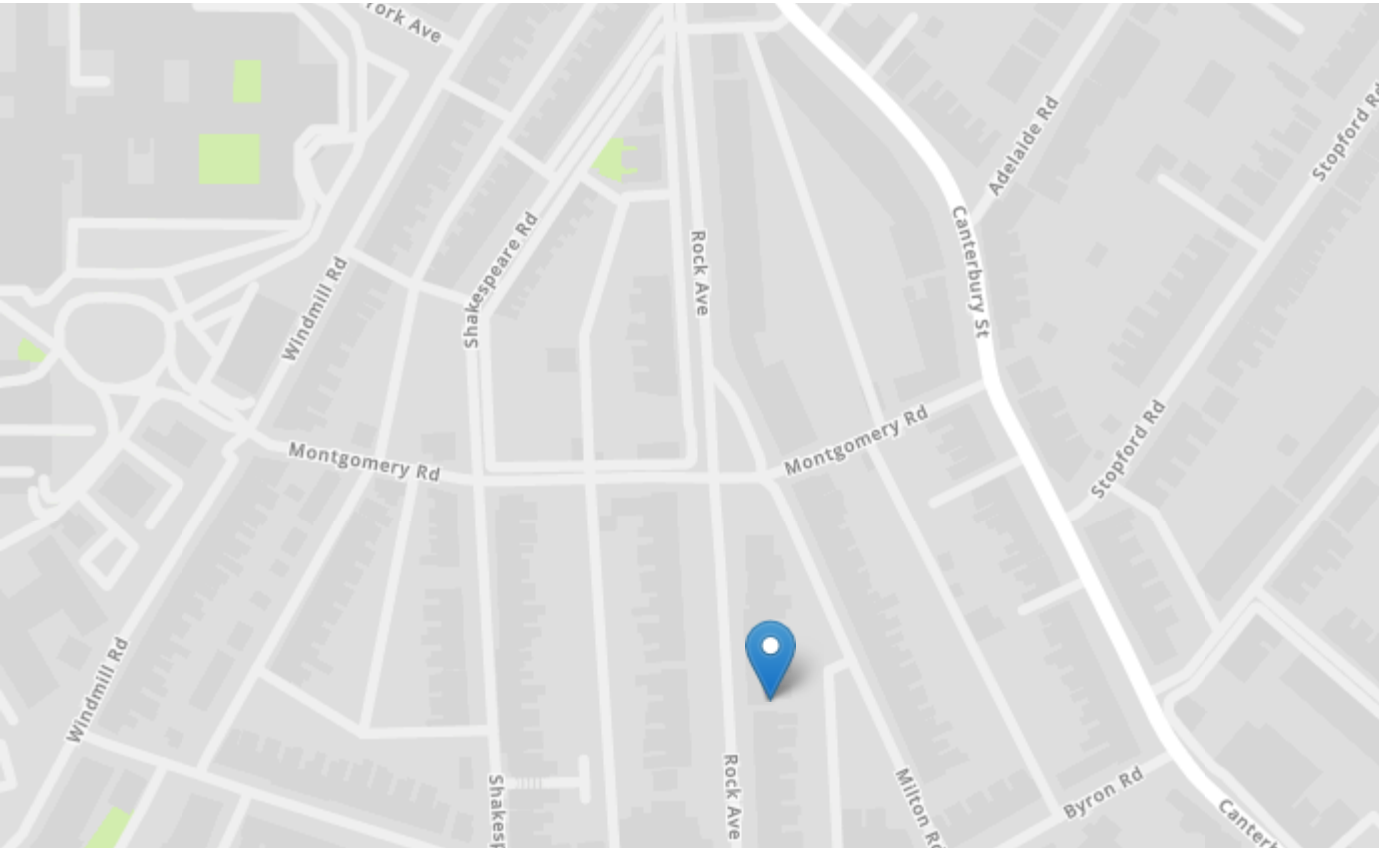
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## Property Location

Rock Avenue, Gillingham, Kent, ME7 5PS



Tenure	Freehold
Lease Term	N/A
Ground Rent	N/A
Service Charge	N/A
Local Authority	Medway
Council Tax	Band C

## haus Estate Agents

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Gillingham

Kent

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### Agent Notes

These particulars do not form part of an offer or contract and must not be relied upon as statements or representation of fact.

The seller does not make or give nor do our employees or haus Estate Agents have authority to make or give any representation or warranty to the property. It should not be assumed that the property has all necessary planning, building regulation or other consents and we have not tested any services, equipment, or facilities. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. References to tenure, service charges and ground rent (where applicable) as well as council tax are based on information supplied by the seller.

The Buyer should verify all information themselves by inspection or otherwise prior to a legal commitment to purchase. The copyright of all details, photographs and floorplans remains exclusive to haus Estate Agents. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.