



Three Bedroom Cottage

Main Road, Chattenden, Rochester, Kent, ME3 8LL

Guide Price £275,000

Freehold

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## Description

\*\* Guide Price £275,000 - £300,000\*\*

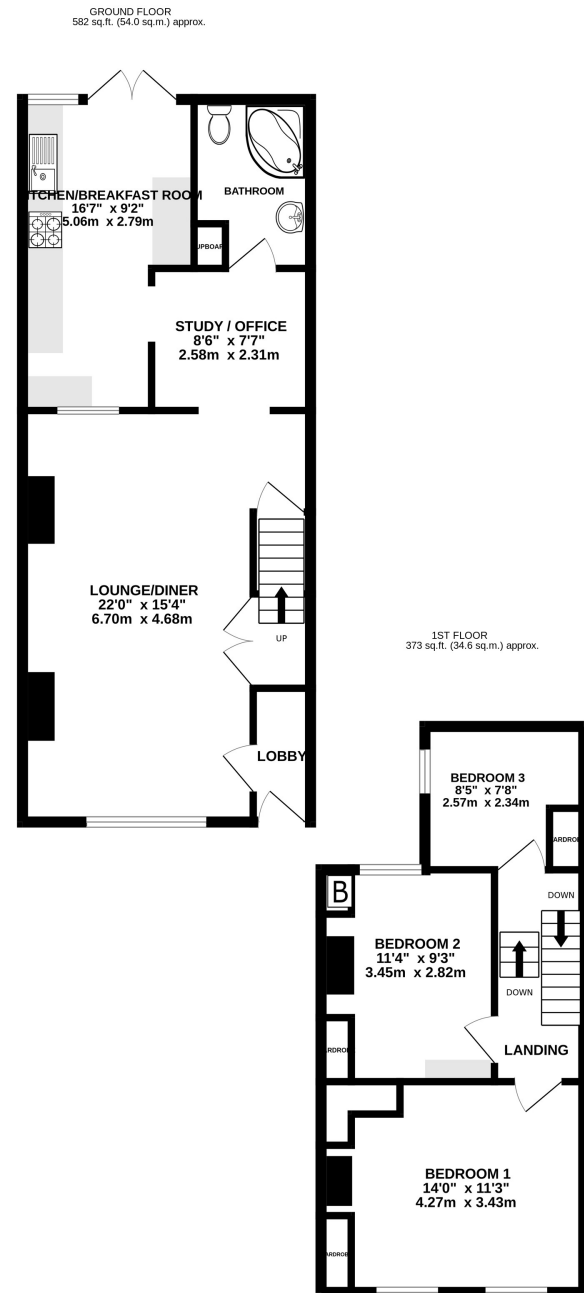
This terrace cottage is brimming with character and charm. This spacious family home has been meticulously maintained by the current vendors. From the entrance hall you are welcomed by a sizeable lounge/dining room with double doors leading to the staircase. Off of the lounge is a handy office/study and a downstairs bathroom with a corner bath and a shower over. The kitchen/breakfast room is beautifully presented with ample cupboards and a seating area. Moving upstairs is a landing with vaulted ceiling and skylight allowing light to pour in. There are also three separate bedrooms, ideal for the growing family. Externally, the first portion of the garden is enclosed and neatly maintained with lawn and patio area. A wonderful bonus, is a further garden in which the tandem length garage sits, currently divided into a workshop and fully functional garage. In addition is parking for additional vehicles accessed along a private lane off Beacon Hill Lane. Must be viewed!

## Key Features

- Three Bedroom Cottage
- Well Maintained Throughout
- Lots of Character
- Study/Office
- Chattenden, Rochester
- Tandem Garage/Workshop
- Great Motorway Links
- Large Garden 45ft enclosed Plus Further 145ft

## Local Area

Historic Rochester offers a variety of historic buildings including Rochester Castle and Cathedral. The area also offers a variety of restaurants, coffee shops and bars. There is a selection of schools in the area including Rochester Grammar for girls and Sir Joseph Williamson Mathematical for boys, along with further secondary and Primary schools near by.



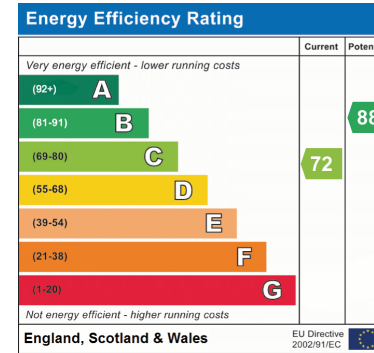
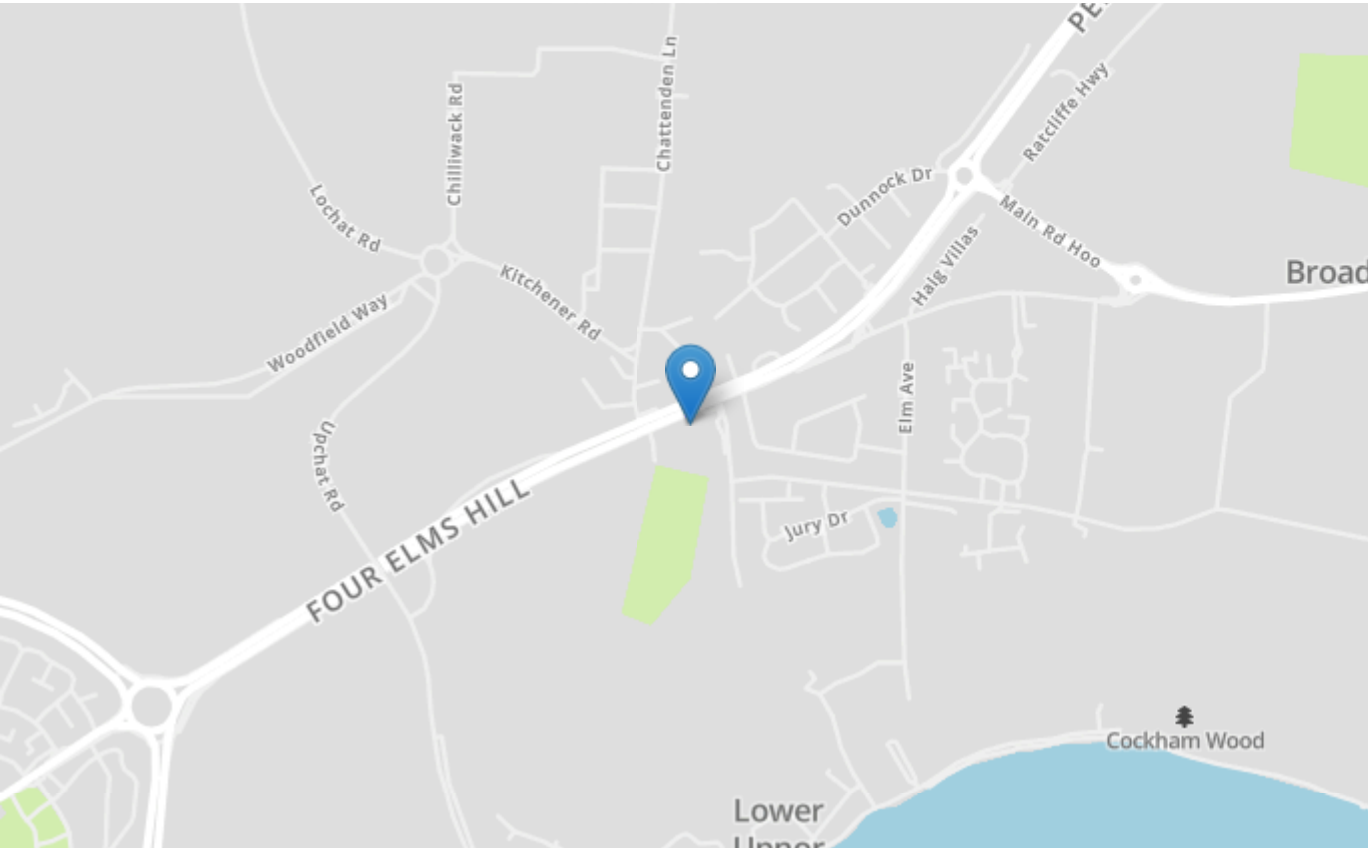
TOTAL FLOOR AREA : 955 sq.ft. (88.7 sq.m.) approx.

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

Main Road, Chattenden, Rochester, Kent, ME3 8LL



<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

Unit 2, Thetford House  
Walderslade Village Centre  
Walderslade Road  
Chatham  
Kent  
ME5 9LR  
Tel: 01634 672227 Email:  
walderslade@greyfox.co.uk

### Greyfox Rainham

67C High Street  
Rainham  
Kent  
ME8 7HS  
Tel: 01634 377737 Email:  
rainham@greyfox.co.uk

#### Agent Notes

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