



BRONINGTON CLOSE



£425,000 Freehold

THE PROPERTY

Exceptional detached house in the ever popular Princes Park, suburb of Chatham. Local schools, supermarket and amenities plus easy access to Chatham and M2/M20 motorway links. Nestled in a cul-de-sac, this is a lovely family home. The current vendor has carried out many upgrades.

Accommodation comprises: porch with glazed door to lounge. The kitchen/dining room has an extensive range of cupboards and work surfaces designed by the vendor to give maximum use of the space. Included is a gas hob and double oven with space for other appliances. French doors lead to the garden. Upstairs are three bedrooms, the principal bedroom benefitting from a contemporary ensuite complete with corner shower cubicle. The main bathroom has a shower attachment off the mixer tap over it.

The rear garden is intriguing with a hidden area, ideal for a vegetable patch or greenhouse, in addition to lawn and patio.

As the property occupies a corner position there is real potential to extend further subject to any relevant planning permissions. There is a driveway for 3 vehicles and a garage with power and light.

Beautiful property, must be viewed.



BRONINGTON CLOSE, PRINCES PARK, CHATHAM, KENT, ME5 7RA



Porch

Lounge

13' 2" x 11' 1" (4.01m x 3.38m)

Kitchen/Dining Room

19' 9" x 9' 5" (6.02m x 2.87m)

Bedroom 1

13' 3" x 10' 3" (4.04m x 3.12m)

Ensuite

7' 0" x 5' 2" (2.13m x 1.57m)

Bedroom 2

10' 1" x 9' 7" (3.07m x 2.92m)

Bedroom 3

10' 4" x 6' 3" (3.15m x 1.91m)

Bathroom

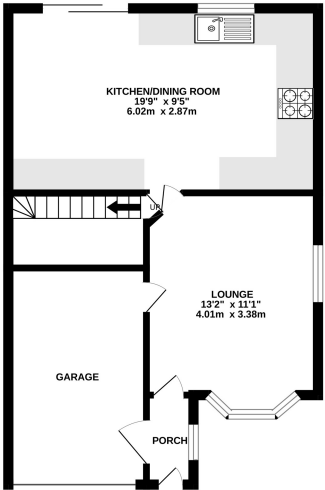
6' 8" x 5' 7" (2.03m x 1.70m)

Garage

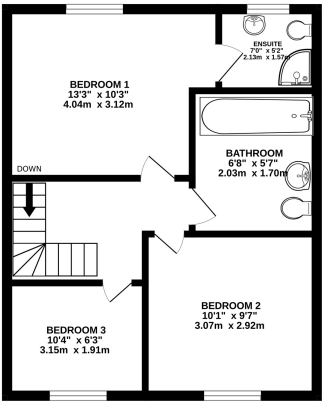


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GROUND FLOOR
459 sq.ft. (42.7 sq.m.) approx.



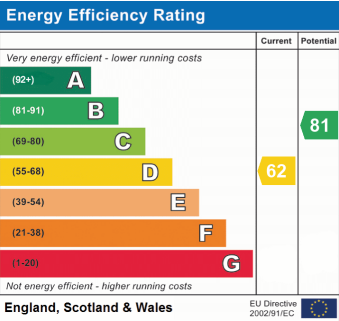
1ST FLOOR
400 sq.ft. (37.1 sq.m.) approx.



TOTAL FLOOR AREA : 859 sq.ft. (79.8 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

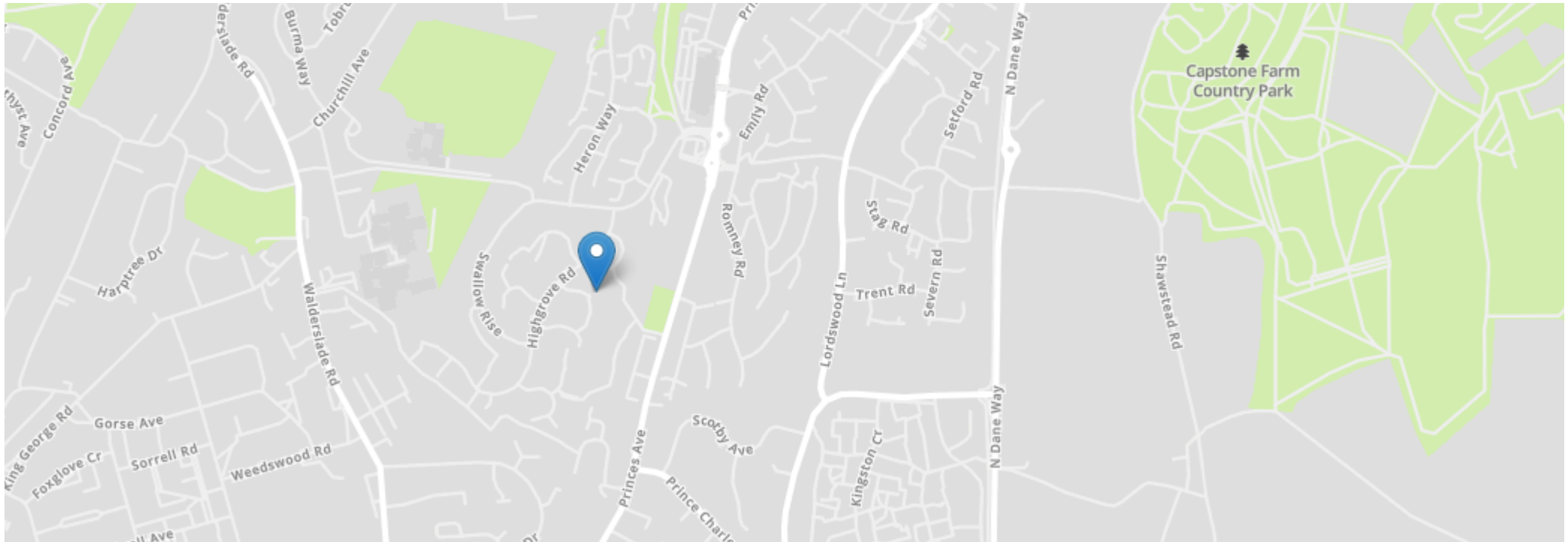


AGENT NOTES

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Local Authority

Medway
Band D



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 on Walderslade Road. At the roundabout, take the 2nd exit onto Robin Hood Lane. Turn right onto Walterslade Village Bypass. Continue onto Walterslade Road. At the roundabout, take the 2nd exit onto Princes Avenue. At the roundabout, take the 1st exit. Continue onto Swallow Rise. Turn left onto Highgrove Road. Turn left onto Bronington Close and the property will be on the left.

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Greyfox Prestige Walderslade

Walderslade Village Centre, Walderslade, Kent ME5 9LR

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