



Three Bedroom Terraced House
Sturdee Avenue, Gillingham, Kent, ME7 2JS

Offers in Excess of £270,000
Freehold

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Description

A three bedroom family home set in the heart of Gillingham, with a great garden, ideal for entertaining. To the ground floor, entrance hall, bay fronted through lounge/dining area and kitchen with pantry/utility area. Leading to the first floor, three light and airy bedrooms and family bathroom. Externally, a sizable rear garden with access to the cellar and off road parking to the front. Contact the Greyfox Sales team in Rainham today to arrange your viewing.

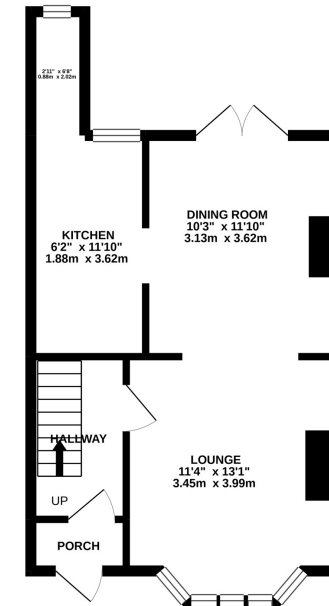
Key Features

- Three bedroom family home
- Off road parking
- Through lounge/dining area
- Cellar accessed via garden
- 'Good' Primary and Secondary schools
- Popular location among house hunters
- Well served by many local amenities and transport links
- Rear garden measuring approximately 100' x 20'

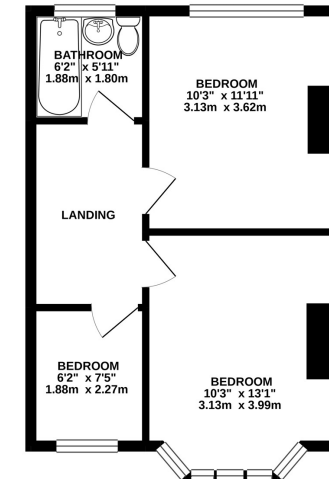
Local Area

Gillingham is located within the Medway towns and offers railway links to central London and Ebbsfleet International and 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 Sports Centre and more.

GROUND FLOOR
404 sq.ft. (37.5 sq.m.) approx.



1ST FLOOR
384 sq.ft. (35.6 sq.m.) approx.



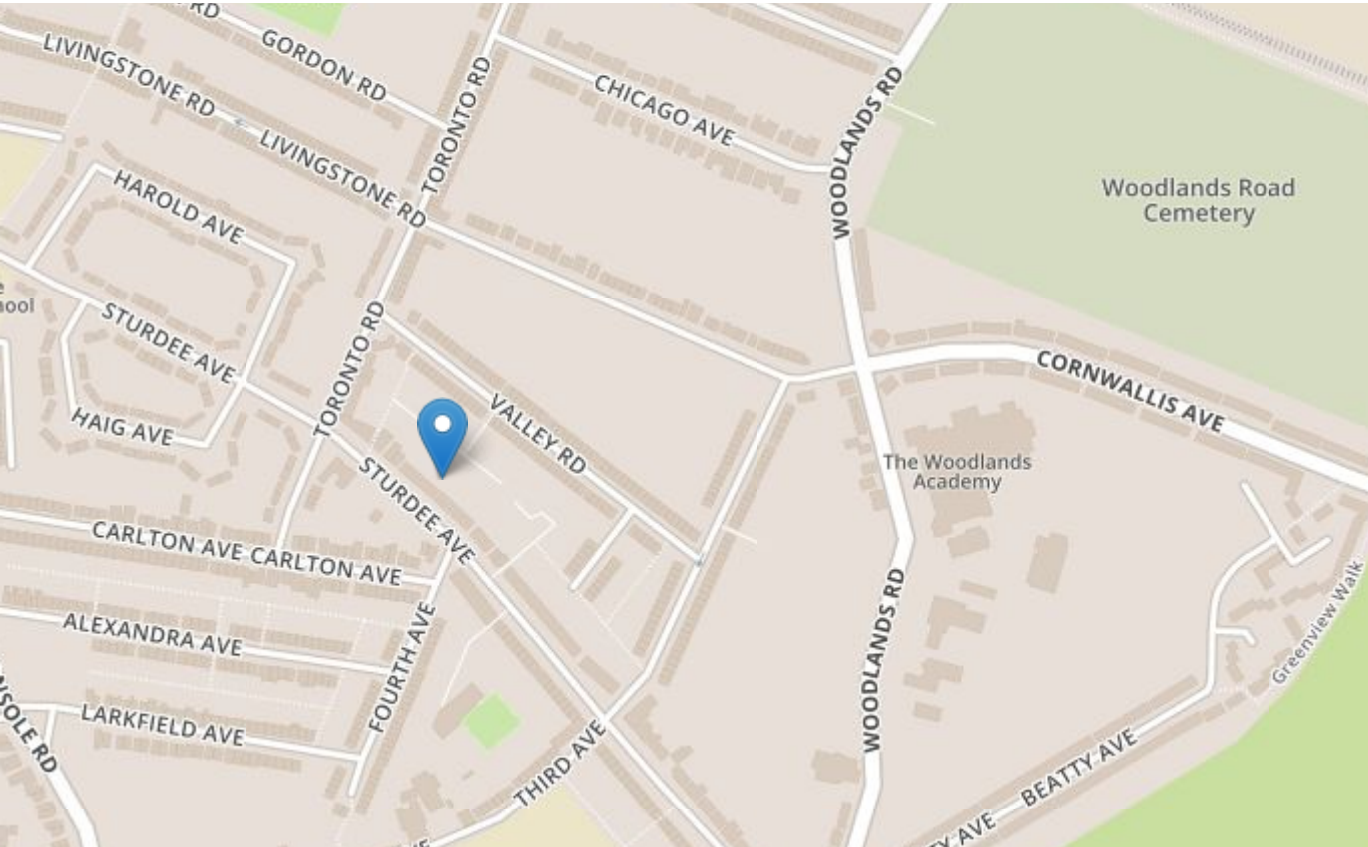
TOTAL FLOOR AREA: 787 sq.ft. (73.1 sq.m.) approx.


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

Sturdee Avenue, Gillingham, Kent, ME7 2JS



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 to 100)	A		
(81 to 91)	B		89
(69 to 80)	C	76	
(55 to 68)	D		
(39 to 54)	E		
(21 to 38)	F		
(1 to 20)	G		
Not energy efficient - higher running costs			
England, Wales & N.Ireland		EU Directive 2002/91/EC	

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

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Agent Notes

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