



Three Bedroom Semi-Detached House  
Valley View Road, Rochester, Kent, ME1 3NX

£340,000  
Leasehold



Valley View Road, Rochester, Kent, ME1 3NX

£340,000

Leasehold

### Description

Being offered with no forward chain is this three bedroom 1930s home. The property has lots of potential and if you are looking for a project to place your own creative stamp then this would be ideal. The property sits on a good size plot and there is the opportunity to extend subject to relevant planning permissions. On entering you have an entrance hallway with stairs to the first floor. Continuing through you have a good size lounge with bay window to the front. There is a separate dining room which is a good size as well as the kitchen. Upstairs you have three bedrooms, two of which are double rooms and a family bedroom. Externally you have a large garden, laid to lawn, with a variety of trees and shrubs. There is also the garage and storage room with side access to the front with parking. Don't miss out on this opportunity. For further details please call the Walderslade Sales Team.

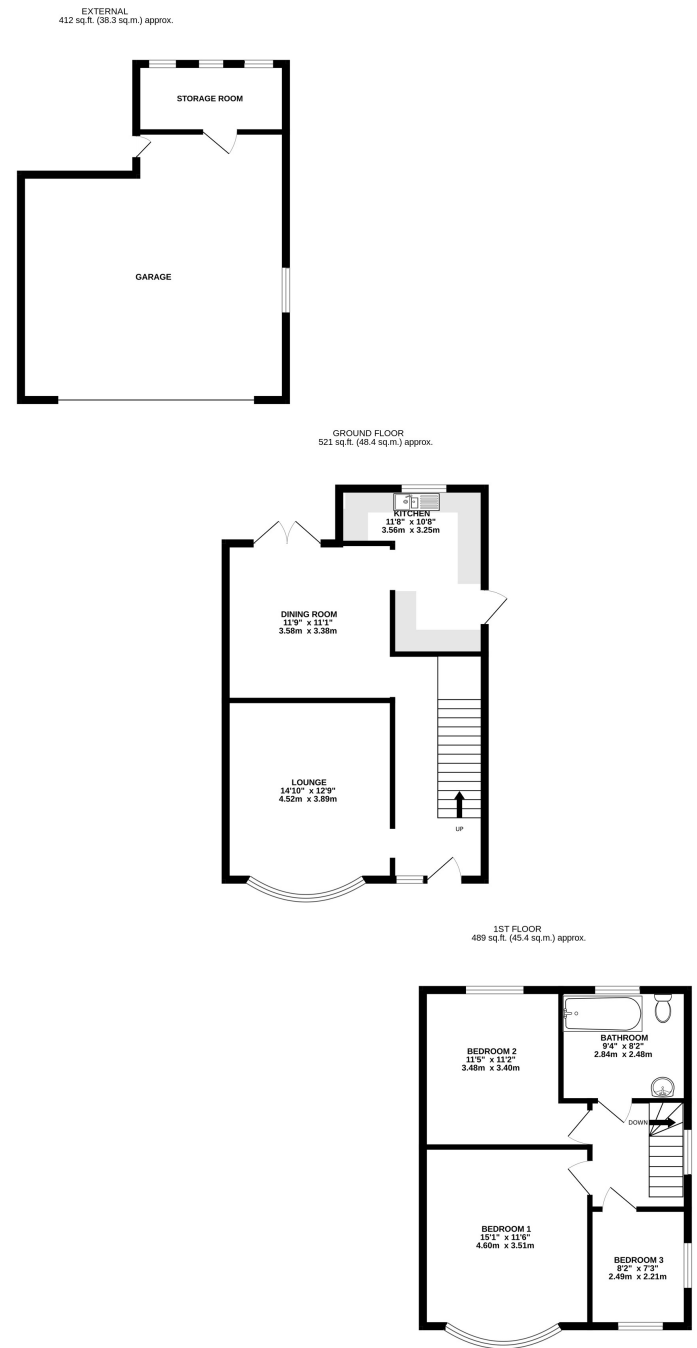
\*Agents note: Leasehold property, all years remaining\*

### Key Features

- No Forward Chain
- Three Bedroom Semi-Detached
- Two Reception Rooms
- Chance to Place Your Own Creative Stamp
- Will Make a Lovely Family Home
- Walking Distance to Top Performing Schools
- An Opportunity to Extend Subject to Relevant Planning Permissions
- Large Garden/Garage/Storage Room

### 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.



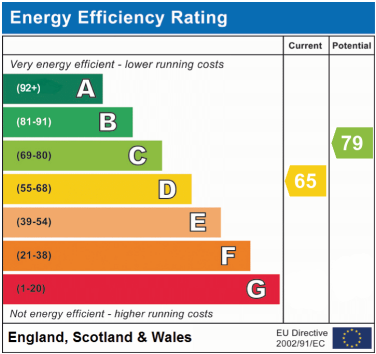
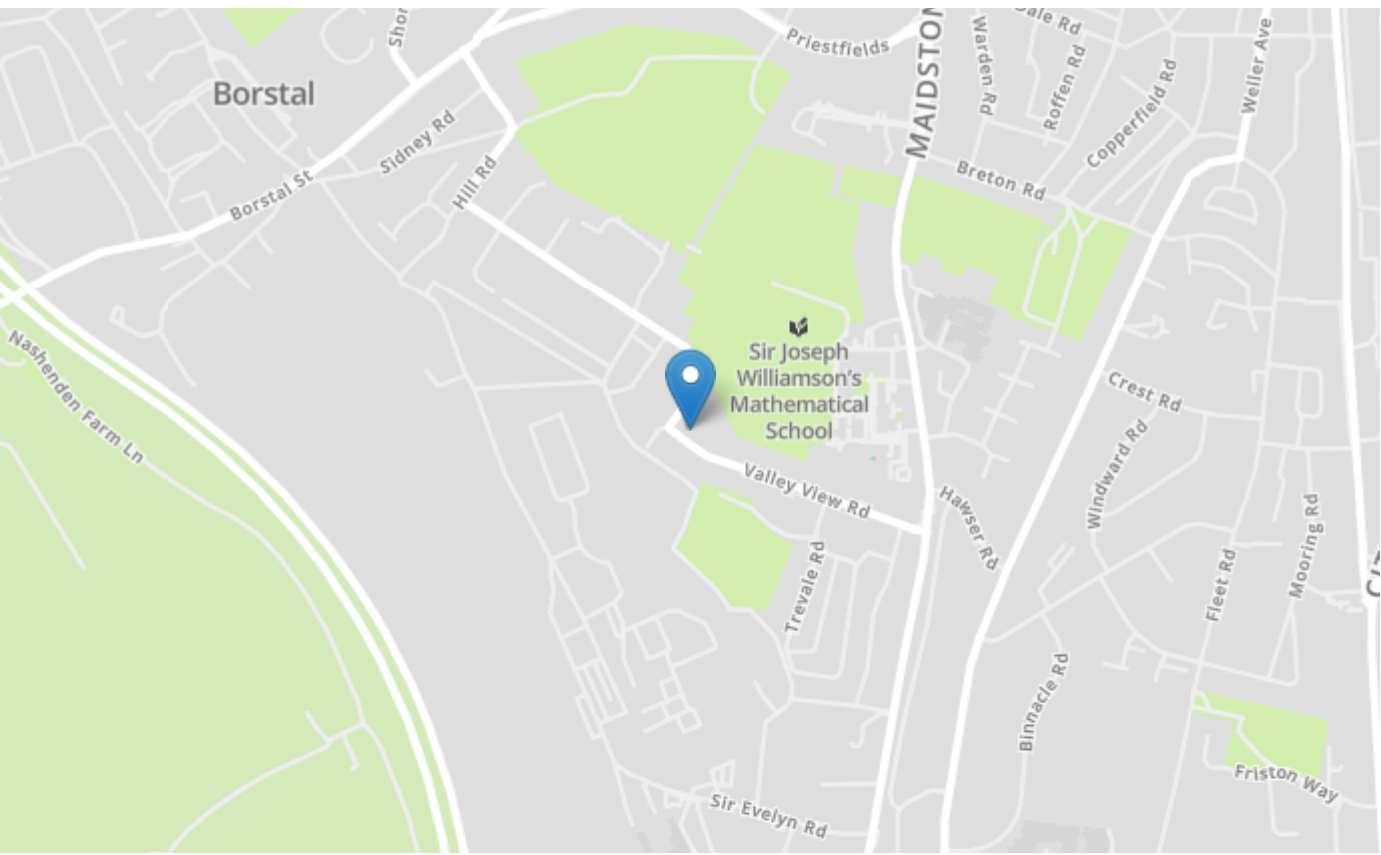






### Property Location

Valley View Road, Rochester, Kent, ME1 3NX



Tenure	Leasehold
Lease Term	All years remaining
Ground Rent	£600 Per Annum
Service Charge	N/A
Local Authority	Medway
Council Tax	Band D

**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**  
These particulars are prepared as a general guide to a broad description of the property and should not be relied upon as a statement or representation of fact and do not constitute part of an offer or contract. The seller does not make or give nor do our employees or Greyfox have authority to make or give any representation or warranty to the property. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. 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. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by you on inspection and your solicitor prior to exchange of contracts. If there are any points of particular importance to you we will be pleased to check the information for you and to confirm that the property remains available. This is particularly important should you be travelling some distance to view and where statements have been made by us to the effect that the information has not been verified. The copyright of all details, photographs and floorplans remain exclusive to Greyfox. For details of our privacy policy and referral fee arrangements with any of our selected partner companies please visit <https://www.greyfox.co.uk/legal/privacy> and <https://www.greyfox.co.uk/referral-fees>.