



Four Bedroom Terraced House
Montfort Road, Rochester, Kent, ME2 3EX

£325,000
Freehold

Montfort Road, Rochester, Kent, ME2 3EX

£325,000

Freehold

Description

If you are looking for a turnkey property look no further, following a full restoration and renovation, this 4 bedroom mid-terraced home is offered to the market. Rarely do you find a property which has been renovated to such a high standard at this price point. Some of the extensive works carried out by the owners are; new front and rear door, All new double glazed sash windows, new heating system, full electrical rewire, basement conversion, loft conversion, new kitchen, landscaped garden. You name it, it has been replaced or upgraded.

This beautiful family home really is a TARDIS, a quaint traditional Victorian terraced home on the outside, but stepping into the home, you realise this property is actually set across 4 floors! And comprises for 4 bedrooms and 2 bathrooms. A viewing is highly recommended to fully appreciate the space this property has to offer. Call the grey fox sales team today.

Please note this this property has a connected interest to an employee of Greyfox.

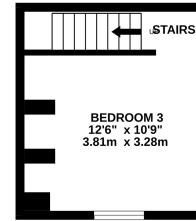
Key Features

- Ideal Location For The London Commuter
- Very Popular Location
- Close to Excellent Local Amenities
- Good Size Garden
- Full Electrical Rewire in 2023
- Close to Schools
- Easy access to strood station
- Four Bedrooms

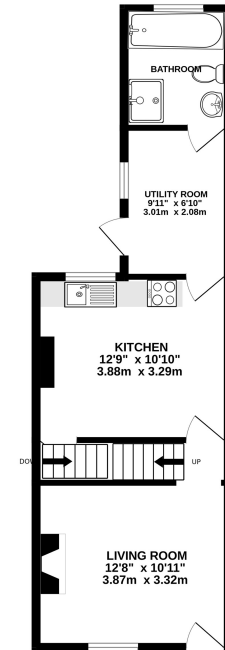
Local Area

Strood is a town situated close to Frindsbury which lies on the north west bank of the River Medway and is considered to be part of Rochester. Classed as a commuter town to London and the coast with many local shops it is just a stone throw away from Medway Valley complex offering cinema, gym, bowling alley along with many bars and restaurants.

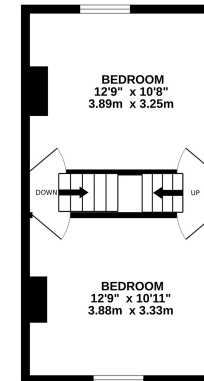
BASEMENT
163 sq.ft. (15.1 sq.m.) approx.



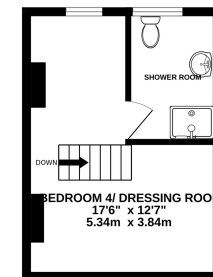
GROUND FLOOR
423 sq.ft. (39.3 sq.m.) approx.



1ST FLOOR
304 sq.ft. (28.2 sq.m.) approx.



2ND FLOOR
215 sq.ft. (20.0 sq.m.) approx.



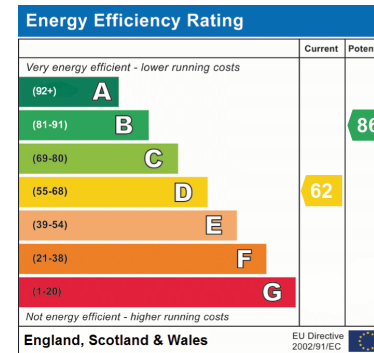
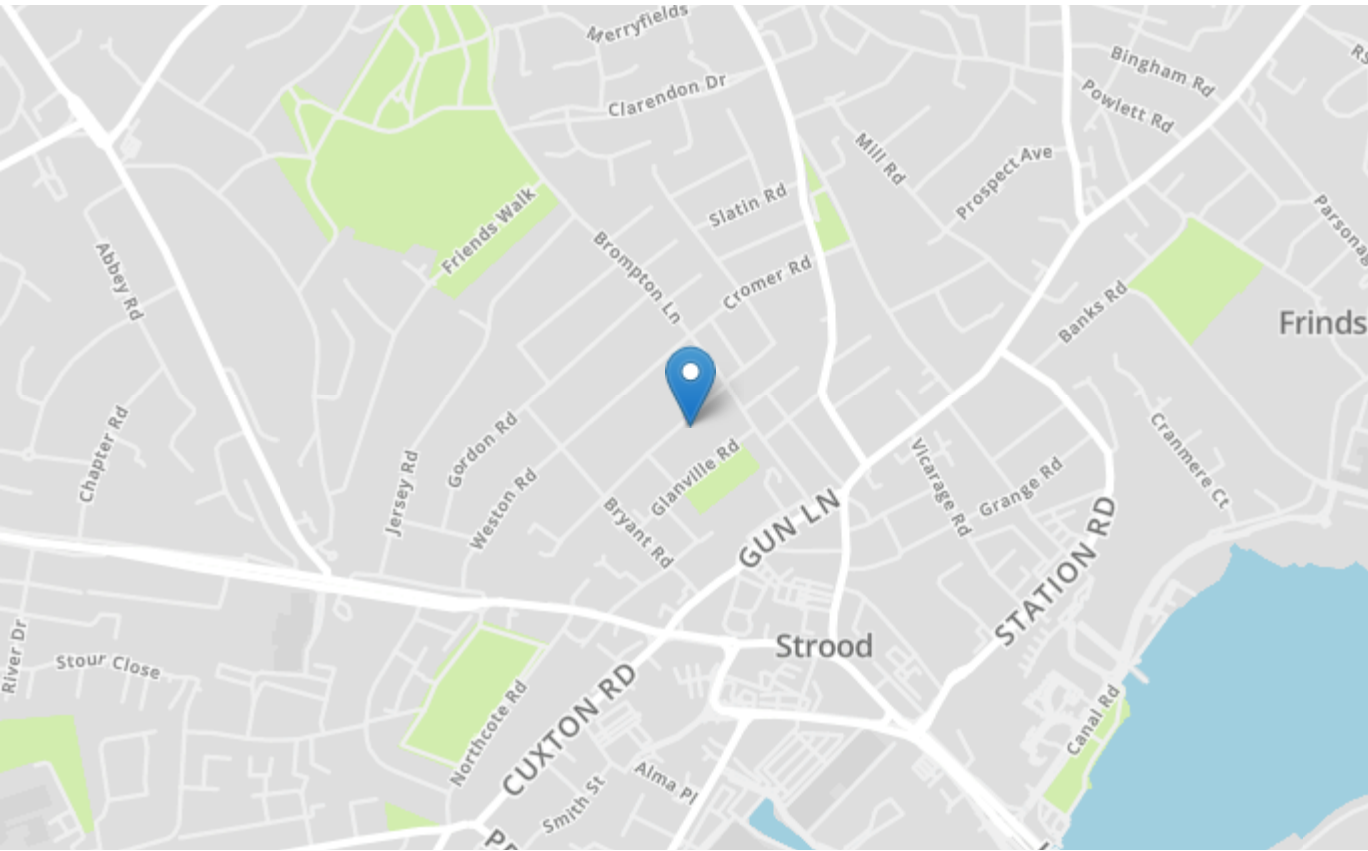
TOTAL FLOOR AREA : 1105 sq.ft. (102.6 sq.m.) approx.

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.



Property Location

Montfort Road, Rochester, Kent, ME2 3EX



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

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>.