



THE STREET



Guide Price £550,000

## THE PROPERTY

\*Guide Price £550,000 - £575,000\* Situated in the heart of the highly sought-after village of Bredhurst, this charming early 1960s detached chalet bungalow enjoys picturesque views from every aspect, with open fields both to the front and rear, offering a true sense of rural tranquillity. The property welcomes you via an inviting entrance porch leading into a spacious hallway. From here, you are guided into a generous lounge, a separate dining room, and a double-width conservatory that perfectly captures the surrounding countryside views. The kitchen is complemented by a separate utility room, while the ground floor further benefits from a shower room, an additional separate W.C., and a well-proportioned double bedroom to the front, complete with fitted wardrobes and a vanity-style sink. Upstairs, the landing provides access to three further bedrooms. One includes fitted storage, while another presents an excellent opportunity to create a superb principal suite, currently offering a dressing area with ample space to incorporate an en-suite and walk-in wardrobe. A further W.C. completes the first-floor accommodation. Externally, the property truly excels. Set within a plot extending approximately 200ft from front to back, the rear garden alone stretches beyond 100ft and is a gardener's dream, featuring generous lawned areas and a patio ideal for outdoor entertaining. To the front, a driveway comfortably accommodates three to four vehicles and leads to a double-length garage. This is a rare opportunity to acquire a home in such a desirable village setting, offering both space and potential. Early viewing is highly recommended—contact the Greyfox Rainham sales team today to arrange your appointment before this exceptional property is snapped up.



THE STREET, BREDHURST, GILLINGHAM, KENT, ME7 3LH



**Living Room**

19' 6" x 12' 2" (5.94m x 3.71m)

**Dining Room**

12' 4" x 11' 0" (3.76m x 3.35m)

**Kitchen**

12' 3" x 8' 11" (3.73m x 2.72m)

**Utility Room**

**Shower Room**

**Bedroom 1**

13' 11" x 10' 11" (4.24m x 3.33m)

**Sun Room**

23' 0" x 7' 1" (7.01m x 2.16m)

**Garage**

33' 8" x 9' 1" (10.26m x 2.77m)

**Bedroom 2**

15' 3" x 10' 6" (4.65m x 3.20m)

**Bedroom 3**

13' 11" x 8' 0" (4.24m x 2.44m)

**WC**

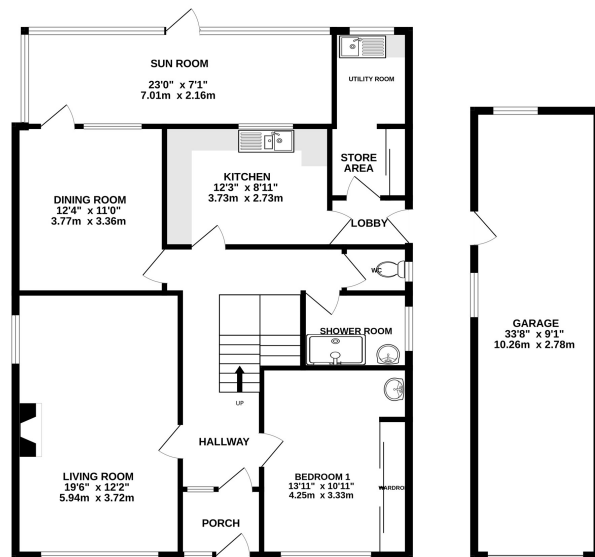
**Bedroom 4**

11' 11" x 10' 10" (3.63m x 3.30m)

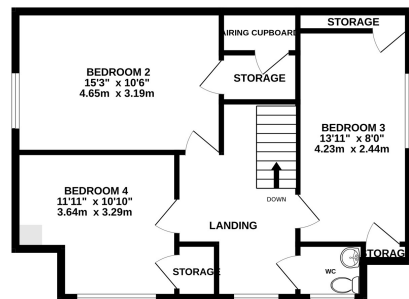


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GROUND FLOOR  
1424 sq.ft. (132.3 sq.m.) approx.



1ST FLOOR  
603 sq.ft. (56.0 sq.m.) approx.



TOTAL FLOOR AREA: 2027 sq.ft. (188.3 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

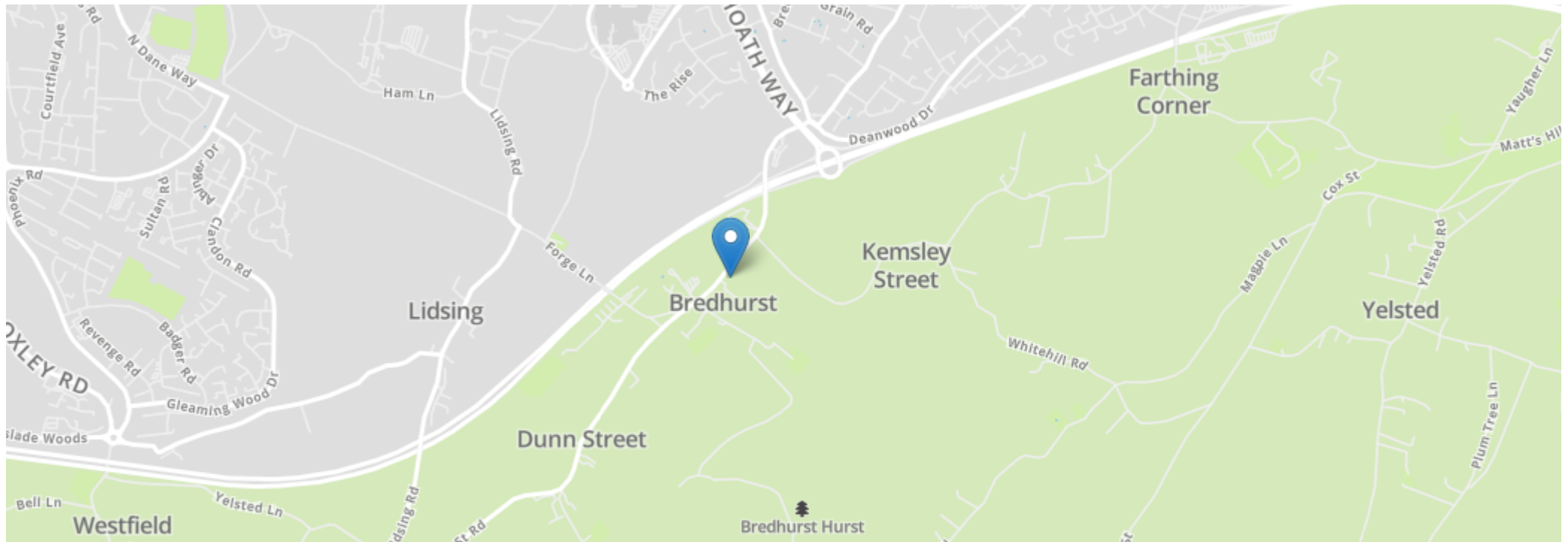
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### Local Authority

Maidstone

Band F

Tax Band Amount: £3545.01



## SITUATION

Bredhurst Village is a naturally beautiful semi-rural sought after location. At just 1.5 miles from Hempstead Valley Shopping centre & restaurants. The area benefits from having highly desirable schools. With close proximity to the M2, providing excellent transport links. Rainham Train station is 3.5 miles away, providing access to the City in under an hour.

## DIRECTIONS

From London Road in Gillingham, head towards Guardian Ct, turn left onto Edwin Rd, turn left onto Durham Rd, at the roundabout, take the 2nd exit onto Maidstone Rd, at the roundabout, turn right onto Deanwood Dr, at the roundabout, take the 1st exit onto Maidstone Rd, continue onto The Street, destination will be on the left.



## Greyfox Prestige Rainham

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