



Three Bedroom Semi-Detached House
Berengrave Lane , Rainham, Gillingham, Kent , ME8 7NL

£400,000
Freehold

Berengrave Lane , Rainham, Gillingham, Kent , ME8 7NL

£400,000

Freehold

Description

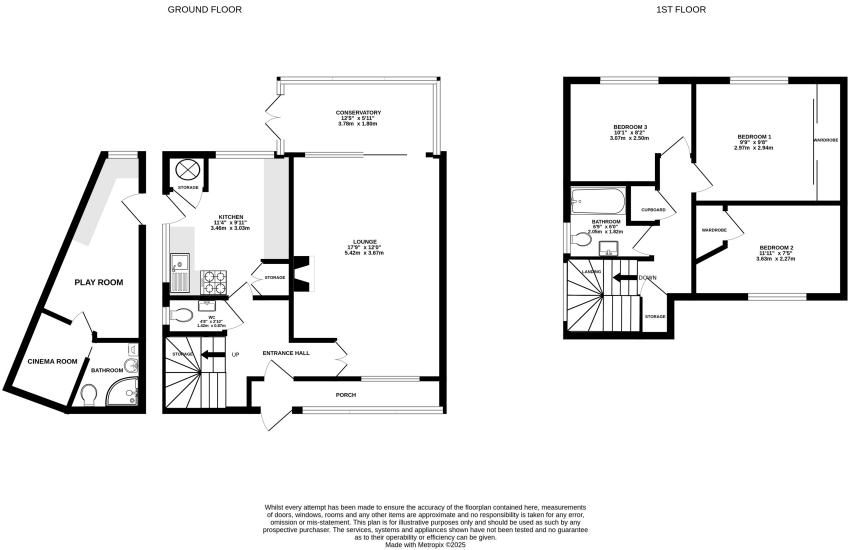
This attractive three-bedroom semi-detached family home presents an excellent opportunity to purchase a spacious and versatile property in a highly sought-after location. Set on Berengrave Lane, one of the area’s most desirable roads, the home benefits from being only a short walk from the beautiful Nature Reserve Park, offering scenic surroundings and plenty of space for outdoor activities. With excellent transport links close by and major access roads within easy reach, the property combines the appeal of a peaceful residential setting with the convenience of strong connectivity, making it ideal for families and commuters alike. The property enjoys impressive kerb appeal with ample parking at the front, providing space for up to four vehicles, ensuring that both residents and visitors are well catered for. Stepping inside, you are welcomed by an entrance porch that leads into a generous hallway, setting the tone for the rest of the home. The ground floor has been carefully arranged to balance everyday family living with space for entertaining. A downstairs cloakroom adds practicality, while the main lounge and dining area provide a warm and inviting hub. This space opens seamlessly into a bright and spacious conservatory, which in turn connects to the rear garden, creating a wonderful flow and an abundance of natural light throughout the ground floor. The kitchen/ breakfast room is equally well-proportioned, offering both functionality and style. With ample storage and work surfaces, it is a space designed to meet the needs of modern living. Upstairs, the property continues to impress with three well-sized bedrooms. Each room is light and versatile, easily accommodating a growing family or providing options for a guest room or home office. The family bathroom is finished with a practical layout and completes the first-floor accommodation. One of the property’s standout features is its southeast-facing rear garden, designed to be low maintenance while still offering plenty of outdoor space. A key highlight is the converted garage, which has been thoughtfully adapted into a versatile space currently used as a playroom and cinema room. Complete with its own shower room, this additional area provides fantastic flexibility, whether as a home office, hobby space, or even guest accommodation. With the benefit of being offered to the market with no onward chain, this home is ready for its new owners to move straight in and begin enjoying everything it has to offer. Early viewing is strongly recommended to fully appreciate the lifestyle and opportunities this home provides.

Key Features

- No forward chain
- Three bedroom semi detached family home
- First floor bathroom and downstairs W.C
- Conservatory
- Recently fitted kitchen and bathroom
- Ample parking
- Converted garage
- Low maintenance south east facing rear garden

Local Area

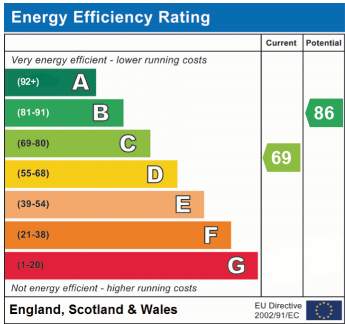
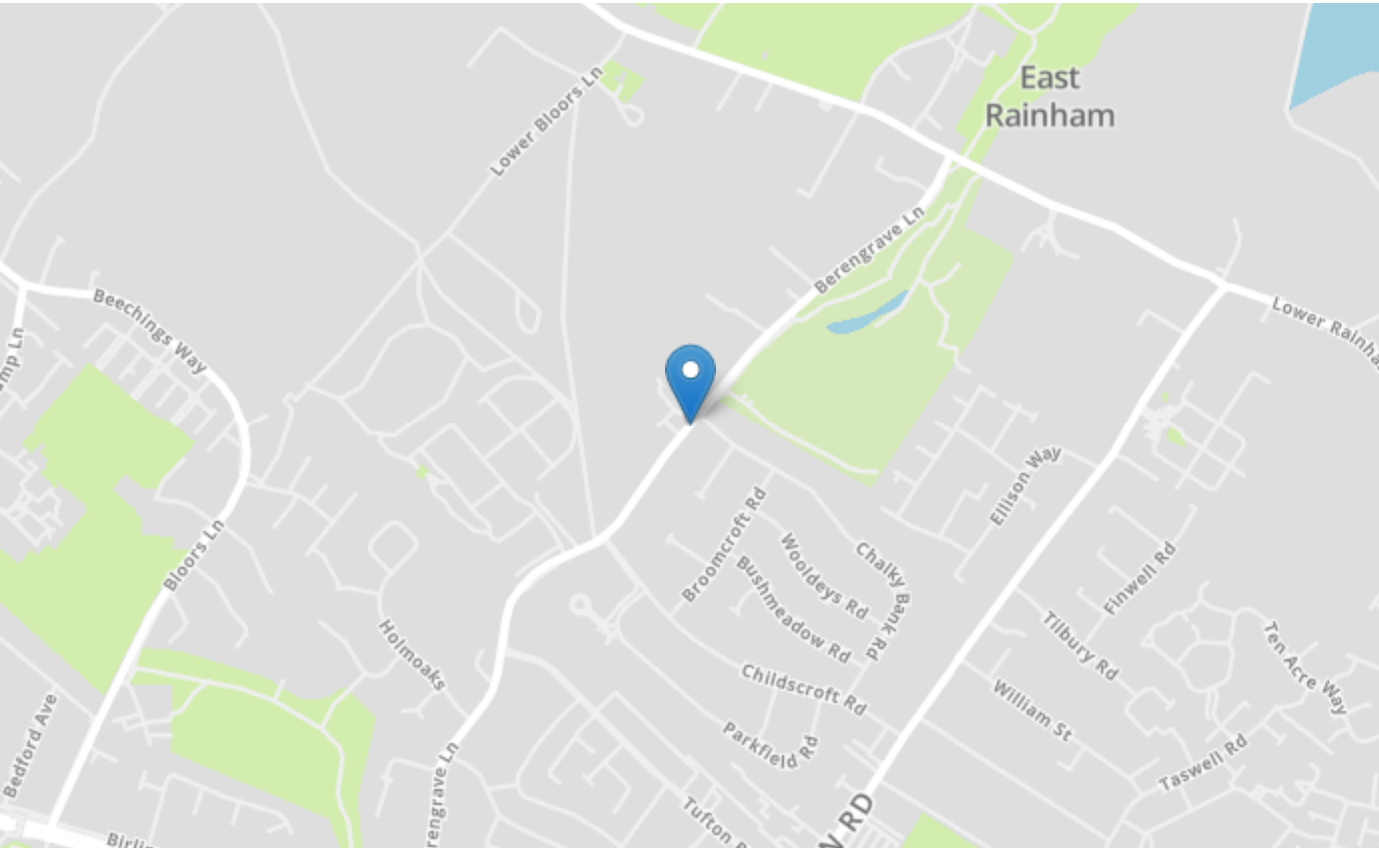
Rainham lie in the Medway, circled by charming semi-rural villages. There are several shopping destinations for residents, including Hempstead Valley Shopping Centre and Gillingham Business Retail Park, as well as an abundance of local pubs and restaurants. Rainham is well served by well-respected schools, including Rainham Mark Grammar. Rainham has ample open spaces and facilities, including Berengrave Nature Reserve, Riverside Country Park, the Silver Blades Ice Rink, the Ski & Snowboard centre and the Great Lines Heritage Park.





Property Location

Berengrave Lane , Rainham, Gillingham, Kent , ME8 7NL



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

haus Estate Agents

26, London Road
Gillingham
Kent
ME8 6YX
Tel: 01634 848883 Email:
hello@haustateagents.co.uk

Agent Notes

These particulars do not form part of an offer or contract and must not be relied upon as statements or representation of fact. The seller does not make or give nor do our employees or haus Estate Agents have authority to make or give any representation or warranty to the property. It should not be assumed that the property has all necessary planning, building regulation or other consents and we have not tested any services, equipment, or facilities. 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. References to tenure, service charges and ground rent (where applicable) as well as council tax are based on information supplied by the seller. The Buyer should verify all information themselves by inspection or otherwise prior to a legal commitment to purchase. The copyright of all details, photographs and floorplans remains exclusive to haus Estate Agents. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.