



**Price**  
**£300,000**

**Freehold**

3x  1x  1x 

**Elm Avenue, Chatham,  
Kent, ME4**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards



## Main features

- 1930's bay fronted terraced house in beautiful condition throughout
- Contemporary style whilst making use of original features
- Excellent living space with separate lounge and kitchen/diner
- Perfect for commuters, 0.8 miles walk to railway station
- Sought-after location for popular local schools

## Accommodation

### GROUND FLOOR

Entrance Hallway

Lounge: 15'3 x 10'6 (4.65m x 3.20m)

Kitchen/Diner: 16'0 x 12'0 (4.88m x 3.66m)

### FIRST FLOOR

Landing

Bedroom 1: 15'3 x 9'7 (4.65m x 2.92m)

Bedroom 2: 11'0 x 9'7 (3.36m x 2.92m)

Bedroom 3: 7'6 x 5'7 (2.29m x 1.70m)

Bathroom

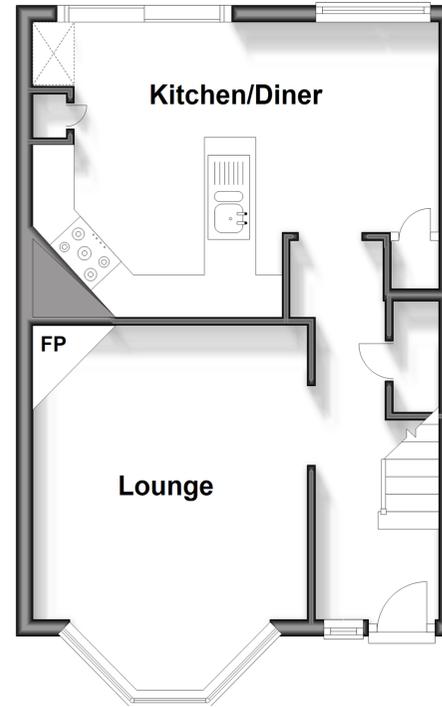
### OUTSIDE

Front Garden

Rear Garden

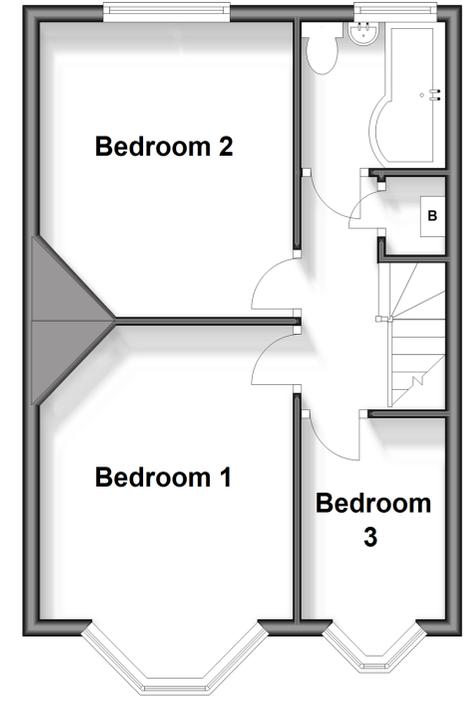
### Ground Floor

Approx. 35.0 sq. metres (377.0 sq. feet)



### First Floor

Approx. 35.0 sq. metres (376.3 sq. feet)



Call Chatham - 01634 841243 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



10430165/20240217/AP/BC