



**Price**  
**£400,000**

**Freehold**

5x  2x  1x 

**Constitution Road,  
Chatham, Kent, ME5**

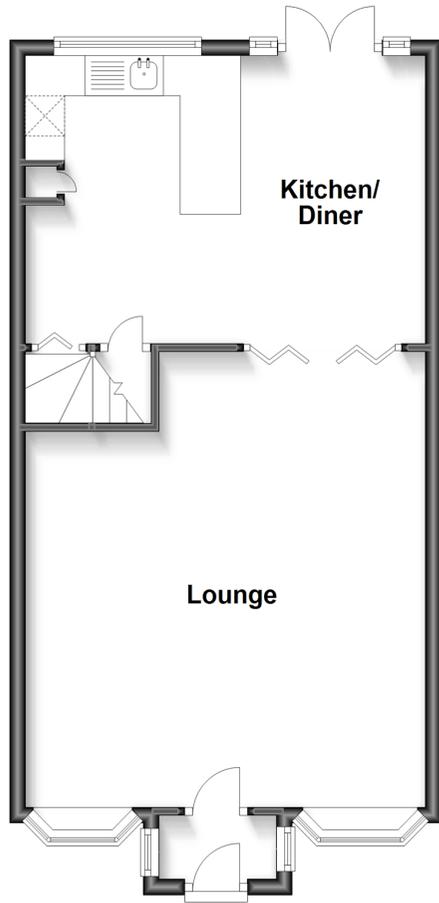
**OVER 60?**

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

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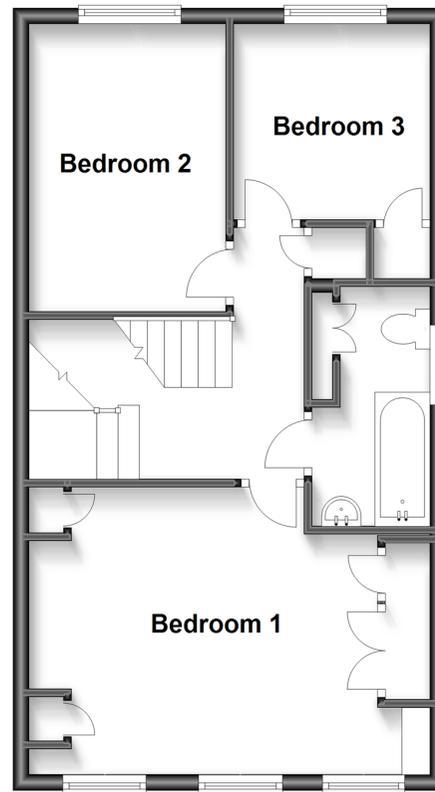
### Split Level Ground Floor

Approx. 49.6 sq. metres (533.6 sq. feet)



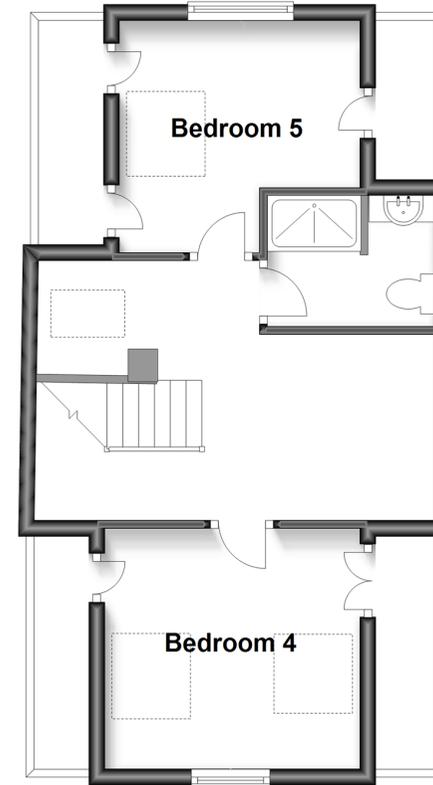
### Split Level First Floor

Approx. 48.0 sq. metres (516.4 sq. feet)



### Split Level Second Floor

Approx. 44.6 sq. metres (480.5 sq. feet)



## Accommodation

### SPLIT LEVEL GROUND FLOOR

Ground Terrace  
Entrance Porch  
Kitchen/Diner: 16'8 x 11'9 (5.08m x 3.58m)  
Lounge: 18'1 x 16'9 (5.52m x 5.11m)

### FIRST FLOOR

Landing  
Bedroom 1: 16'9 x 12'0 (5.11m x 3.66m)  
Bedroom 2: 9'2 x 8'2 (2.80m x 2.49m)  
Bathroom  
Bedroom 3: 12'5 x 7'10 (3.79m x 2.39m)

### SPLIT LEVEL SECOND FLOOR

Landing  
Bedroom 4: 12'9 x 12'3 (3.89m x 3.74m)  
Bedroom 5: 10'3 x 9'9 (3.13m x 2.97m)  
Shower Room

### OUTSIDE

Double Garage  
Rear Garden



## Main features

- Unique detached family home with spacious rooms throughout
- Double garage which is a rarity in this area
- Within walking distance of Chatham station, schools and shops
- Sold with no forward chain to assist a quick transaction
- First floor bathroom and second floor Shower Room perfect for those busy mornings.



### Nearest Schools

Primary Schools: Luton Junior School 0.3 miles, All Saints C of E Primary, Chatham 0.6 miles, Brompton-Westbrook Primary 0.9 miles

Secondary Schools: Victory Academy 0.8 miles, Chatham



### Transport Information

Train Stations: Chatham 1.2 miles, Rochester 1.8 miles, Gillingham 1.9 miles



### Address

Constitution Road, Chatham, Kent, ME5



### Directions

For directions to this property please contact us.



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



■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details ■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale  
■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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