



**Price**  
**£300,000**

**Freehold**

3x  1x  2x 

**Villa Road, Higham,  
Rochester, Kent, ME3**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- Spacious period property in the sought after village of Higham
- Lounge and separate dining room
- Within walking distance of Higham train station
- Close by to local amenities
- Offered for sale with no forward chain

## Accommodation

### GROUND FLOOR

#### Entrance Hall

Lounge : 12'5 x 12'0 into bay (3.79m x 3.66m)

Dining Room : 15'2 x 12'6 (4.63m x 3.81m)

Kitchen : 9'9 x 9'6 (2.97m x 2.90m)

Bathroom

### SPLIT LEVEL FIRST FLOOR

#### Landing

Bedroom 1: 15'3 x 9'8 (4.65m x 2.95m)

Bedroom 2: 12'2 x 11'10 (3.71m x 3.61m)

Bedroom 3: 9'8 x 8'9 (2.95m x 2.67m)

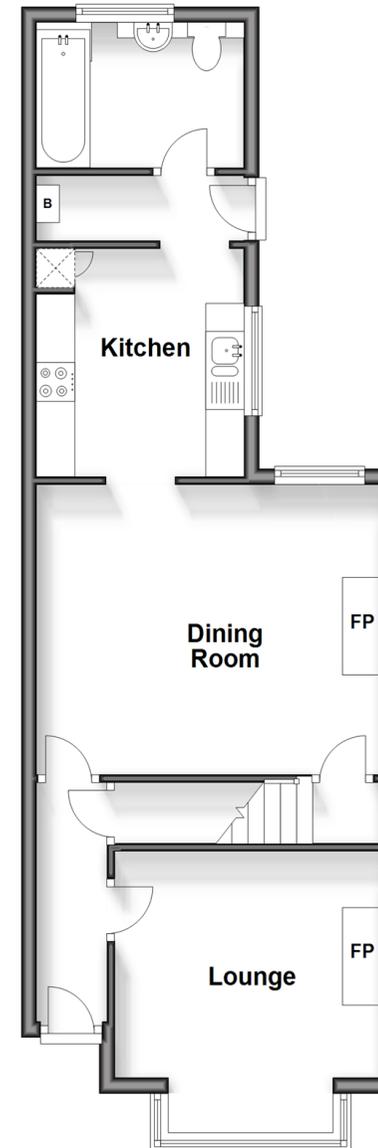
### OUTSIDE

Front Garden

Rear Garden

### Ground Floor

Approx. 50.2 sq. metres (540.4 sq. feet)



### Split Level First Floor

Approx. 42.4 sq. metres (456.1 sq. feet)



**Call Gravesend - 01474 352417 ■ [wardsof Kent.co.uk](http://wardsof Kent.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.



11139908/20240304/MM/SB