



Price
£525,000

Freehold

4x  2x  2x 

**Woolbrook Close,
Rainham, Gillingham,
Kent, ME8**

OVER 60?

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

Wards
Helping you move forwards



Main features

- An attractive and modern style property that would make a perfect long term family home
- Generous 15ft lounge with double door access to the garden
- Open plan kitchen/breakfast room leading to private patio
- Located in a small cul-de-sac
- Impressive sized private rear garden

Accommodation

GROUND FLOOR

Entrance Hall
 Downstairs Cloakroom
 Lounge: 15'6 x 12'2 (4.73m x 3.71m)
 Dining Area : 10'4 x 8'3 (3.15m x 2.52m)
 Kitchen/Breakfast Room : 15'8 x 10'4 (4.78m x 3.15m)

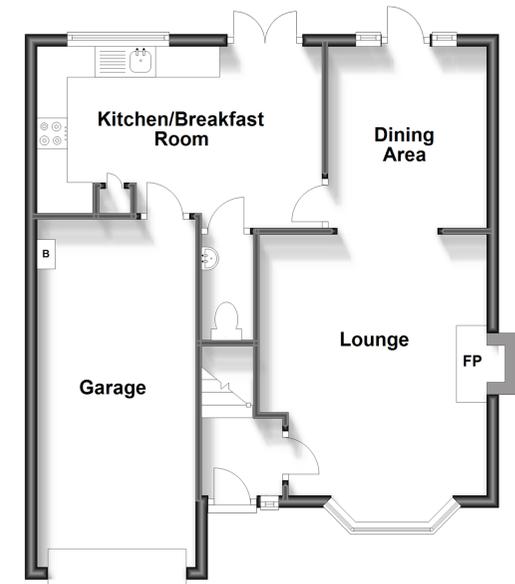
FIRST FLOOR

Landing
 Bedroom 1 : 12'2 x 10'1 (3.71m x 3.08m)
 En-Suite Shower Room
 Bedroom 2 : 8'9 x 8'9 (2.67m x 2.67m)
 Bedroom 3 : 9'2 x 8'7 (2.80m x 2.62m)
 Bedroom 4: 8'7 x 8'2 (2.62m x 2.49m)
 Bathroom

OUTSIDE

Front Garden
 Rear Garden
 Garage : 18'4 x 8'4 (5.59m x 2.54m)
 Driveway

Ground Floor
 Approx. 57.5 sq. metres (618.5 sq. feet)



First Floor
 Approx. 52.2 sq. metres (562.0 sq. feet)



Call Rainham - 01634 373531 ■ 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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