



**OVER 60?**

You could get up to  
**59% off** the price!\*

**Price**

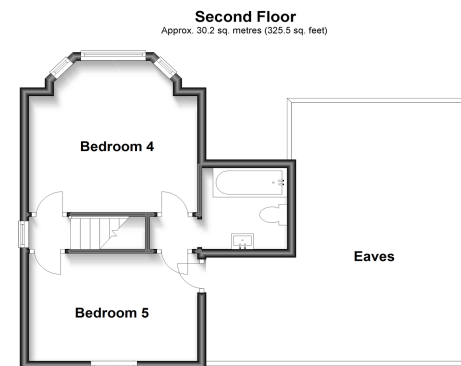
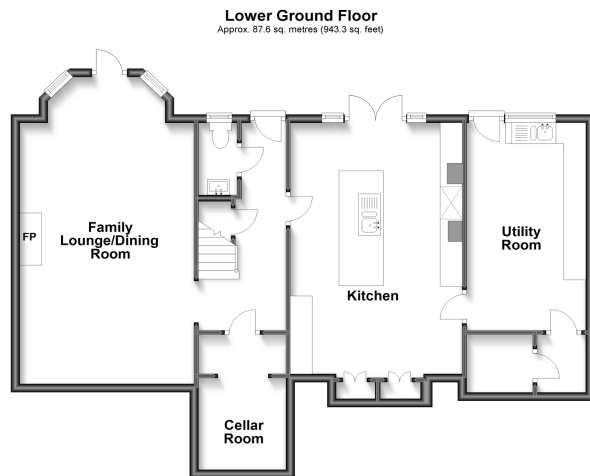
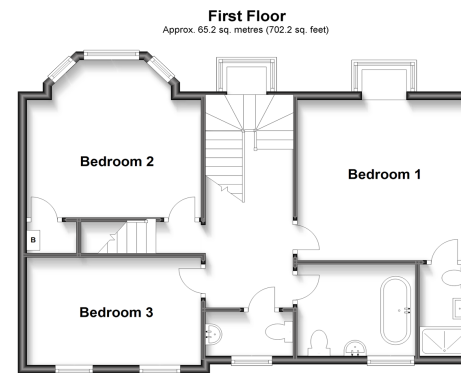
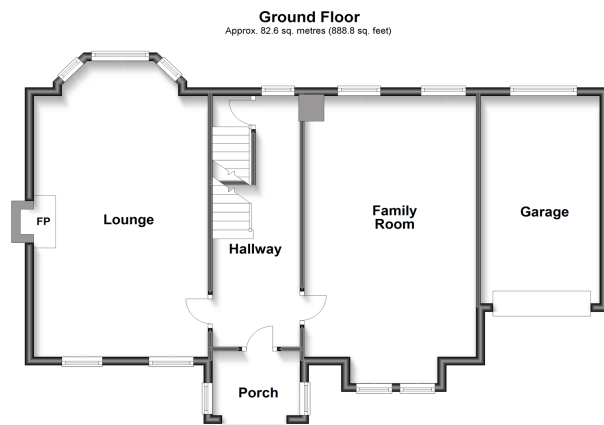
**£1,400,000**

**Freehold**

5x  3x  3x 

**Borstal Road, Rochester,  
Kent, ME1**

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## Accommodation

### GROUND FLOOR

**Porch**

**Hallway**

**Lounge:** 24'2 x 12'11 (7.37m x 3.94m)

**Family Room:** 22'0 x 12'10 (6.71m x 3.91m)

### LOWER GROUND FLOOR

**Hallway**

**Family Lounge/Dining Area:** 24'2 x 12'11 (7.37m x 3.94m)

**Cellar Room**

**Cloakroom**

**Kitchen:** 23'3 x 11'4 (7.09m x 3.46m)

**Utility Room:** 16'4 x 8'9 (4.98m x 2.67m)

### FIRST FLOOR

**Landing**

**Bedroom 1:** 13'4 x 12'5 (4.07m x 3.79m)

**En-suite Shower Room**

**Bedroom 2:** 13'2 x 12'6 (4.02m x 3.81m)

**Bedroom 3:** 13'3 x 8'8 (4.04m x 2.64m)

**Bathroom:** 8'11 x 6'11 (2.72m x 2.11m)

**Cloakroom**

### SECOND FLOOR

**Landing**

**Bedroom 4:** 13'1 x 12'5 (3.99m x 3.79m)

**Bedroom 5:** 13'3 x 8'6 (4.04m x 2.59m)

**Jack and Jill Bathroom**

### OUTSIDE

**Workshop:** 15'11 x 10'0 (4.85m x 3.05m)

**Garage and Driveway**

**Rear Garden**





## Main features

- Character features throughout
- Close to historic High Street with high speed train links
- Stunning river views that can be enjoyed from the house or the vastly landscaped rear garden
- Catchment area for private and top performing schools
- Garage and parking for several cars



### Nearest Schools

Primary Schools: The Pilgrim School 0.7 miles

Secondary Schools: King's School, Rochester 1.2 miles, Sir Joseph Williamson's Mathematical School 1.2 miles



### Transport Information

Train Stations: Strood 1.9 miles, Chatham 2.0 miles, Rochester 2.4 miles



### Address

Borstal Road, Rochester, Kent, ME1



### Directions

For directions to this property please contact us.





*Wards*  
Helping you move forwards

Call Rochester Branch 01634 830925 ■ [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
- Our Homewise partnership offer a 'Home for Life' plan to buyers over 60, granting a lifetime lease for your protection and reducing the purchase price by up to 59%



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