



**Guide Price**  
**£320,000**

**Freehold**

3x  1x  2x 

**Victoria Terrace,  
Nashenden Lane,  
Rochester, Kent, ME1**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- Located in a quiet position
- Spacious accommodation with a cloakroom, utility room and balcony
- Garage and off-road parking
- Close to historic High Street with high speed train links
- Catchment area for top performing schools

## Accommodation

### GROUND FLOOR

Porch  
Hallway  
Kitchen: 10'5 x 6'9 (3.18m x 2.06m)  
Dining Room: 13'6 x 9'8 (4.12m x 2.95m)  
Utility Room: 9'9 x 6'0 (2.97m x 1.83m)

### FIRST FLOOR

Landing  
Lounge: 14'2 x 10'1 (4.32m x 3.08m)  
Balcony  
Bedroom 1: 14'9 x 8'10 (4.50m x 2.69m)  
Cloakroom

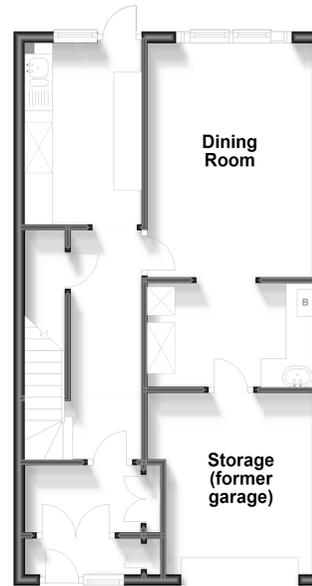
### SECOND FLOOR

Landing  
Bedroom 2: 14'9 x 10'6 (4.50m x 3.20m)  
Bedroom 3: 10'8 x 10'0 (3.25m x 3.05m)

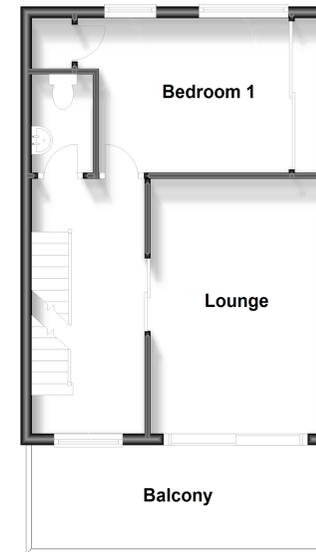
### OUTSIDE

Storage (former garage)  
Off-road Parking  
Rear Garden

**Ground Floor**  
Approx. 42.4 sq. metres (456.0 sq. feet)



**First Floor**  
Approx. 38.1 sq. metres (410.6 sq. feet)



**Second Floor**  
Approx. 38.1 sq. metres (410.6 sq. feet)



**Call Rochester - 01634 830925 ■ wardsof Kent.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



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