



**Price**  
**£290,000**

**Freehold**

2x  1x  2x 

**Essex Road, Halling,  
Rochester, Kent, ME2**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- Beautifully presented terraced house in the heart of Halling
- Fantastic size kitchen which is ideal for any budding chef
- A rarity of an upstairs bathroom
- Good size bedrooms plus an extra room downstairs to use as you wish
- With no onward chain and ready to move straight in, this is a must view

## Accommodation

### GROUND FLOOR

#### Hall

Lounge: 11'3 x 10'8 (3.43m x 3.25m)

Kitchen: 10'1 x 10'0 (3.08m x 3.05m)

Dining Area: 12'10 x 8'11 (3.91m x 2.72m)

Office: 8'9 x 6'11 (2.67m x 2.11m)

### FIRST FLOOR

#### Landing

Bedroom 1: 11'3 x 10'7 (3.43m x 3.23m)

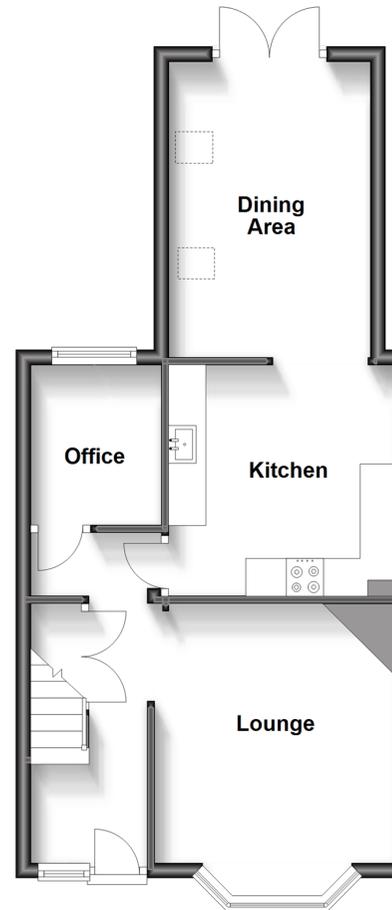
#### Walk-in Wardrobe

Bedroom 2: 10'0 x 9'2 (3.05m x 2.80m)

#### Bathroom

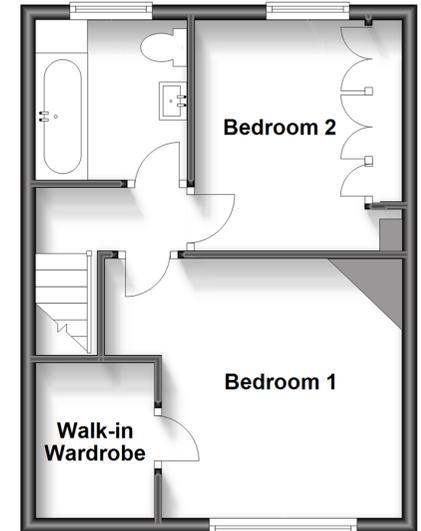
### Ground Floor

Approx. 43.6 sq. metres (468.9 sq. feet)



### First Floor

Approx. 32.4 sq. metres (349.0 sq. feet)



**Call Snodland - 01634 245055 ■ [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.



13819605/20230624/CG/LK