



**Price**  
**£380,000**

**Freehold**

3x  2x  1x 

**Conveyor Drive, Halling,  
Rochester, Kent, ME2**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- **Fantastic size home on the popular St Andrews Park development**
- **Easy parking outside your front door**
- **All bedrooms are doubles which is a rarity in newer style homes**
- **Excellent travel links close by**
- **Handy cloakroom, bathroom and en-suite shower room - perfect for family life**

## Accommodation

### GROUND FLOOR

Entrance Hall  
 Cloakroom  
 Lounge: 16'8 x 13'1 (5.08m x 3.99m)  
 Kitchen/Diner: 13'6 x 9'6 (4.12m x 2.90m)

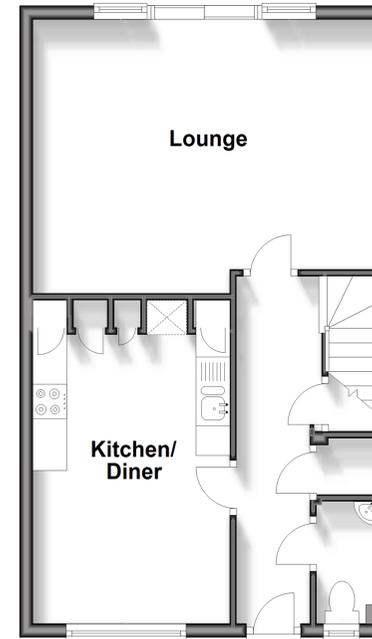
### FIRST FLOOR

Landing  
 Bedroom 1: 11'6 up to fitted wardrobes x 10'5 (3.51m x 3.18m)  
 En-Suite Shower Room  
 Bedroom 2: 13'10 x 10'10 (4.22m x 3.30m)  
 Bedroom 3: 10'6 x 9'5 (3.20m x 2.87m)  
 Bathroom

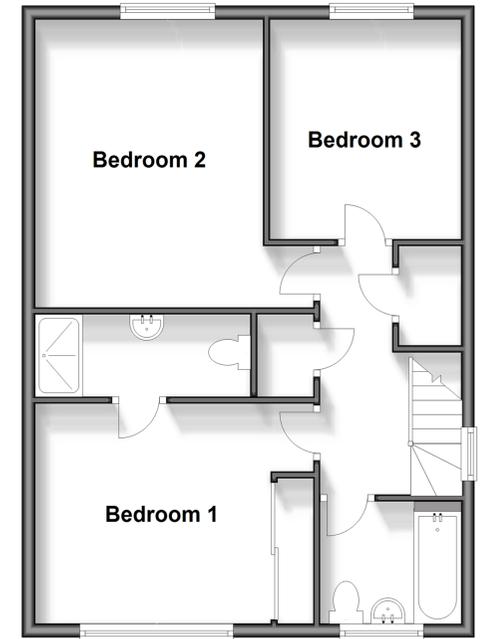
### OUTSIDE

2 Allocated Parking Spaces  
 Rear Garden

**Ground Floor**  
 Approx. 44.8 sq. metres (482.1 sq. feet)



**First Floor**  
 Approx. 54.4 sq. metres (585.1 sq. feet)



**Call Snodland - 01634 245055 ■ 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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