




£250,000

Pegasus Way
Gillingham | ME7 1GL



CR Real Estate are proud to offer for sale this luxury fourth floor, two-bedroom riverside apartment; situated in the well sought after Berkeley Homes 'Victory Pier' development in Gillingham.

This high-spec and modern apartment comprises of a spacious open plan kitchen/lounge with integrated appliances and access to the private glass balustrade decked balcony which offers stunning views across the Marina and River Medway, two double bedrooms, and sleek family bathroom.

Additional benefits of this enviable apartment include access to the communal gym which has an array of equipment, the communal residents WiFi lounge, communal gardens and secure underground parking with locked door access.

Pegasus Way is well located within the area and is within easy access of a variety of local shops, restaurants, and the popular Dockside Shopping Outlet which also benefits from an Odeon cinema complex. Additionally for commuters, Gillingham train station is just over 15 minutes' walk away and offers fantastic railway links to the surrounding areas and London; and for those who prefer to drive the A2, M2, and M20 is within easy access.

Entrance Hall

Living Room/Kitchen

13'5 x 21'6 (4.09m x 6.55m)

Bedroom

12'4 x 10'3 (3.76m x 3.12m)

Bedroom

12'4 x 7'1 (3.76m x 2.16m)

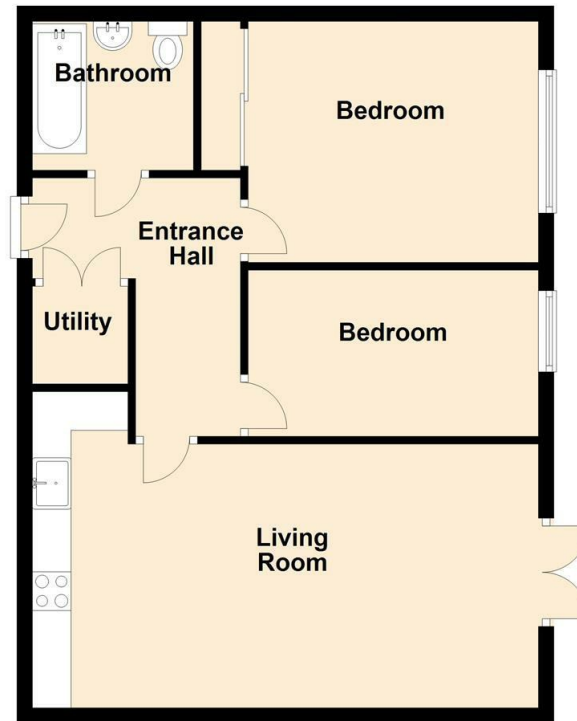
Family Bathroom

6'10 x 6'4 (2.08m x 1.93m)



Ground Floor

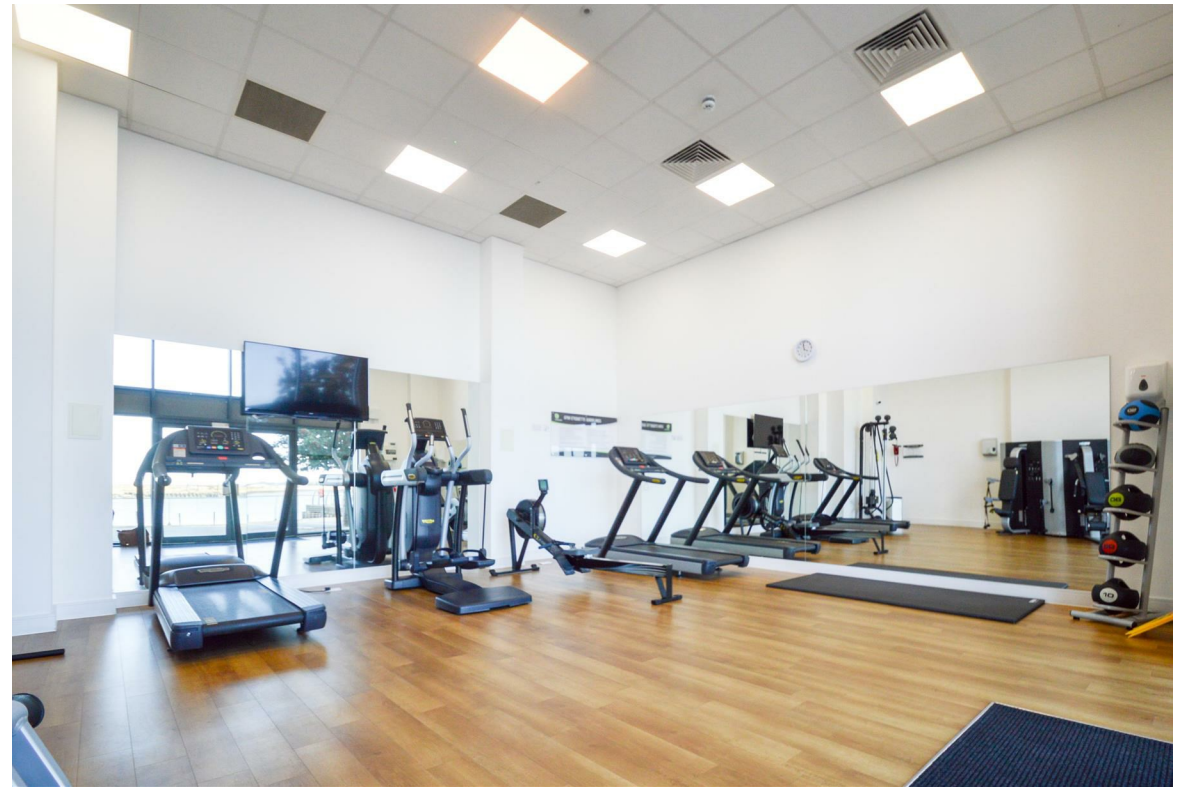
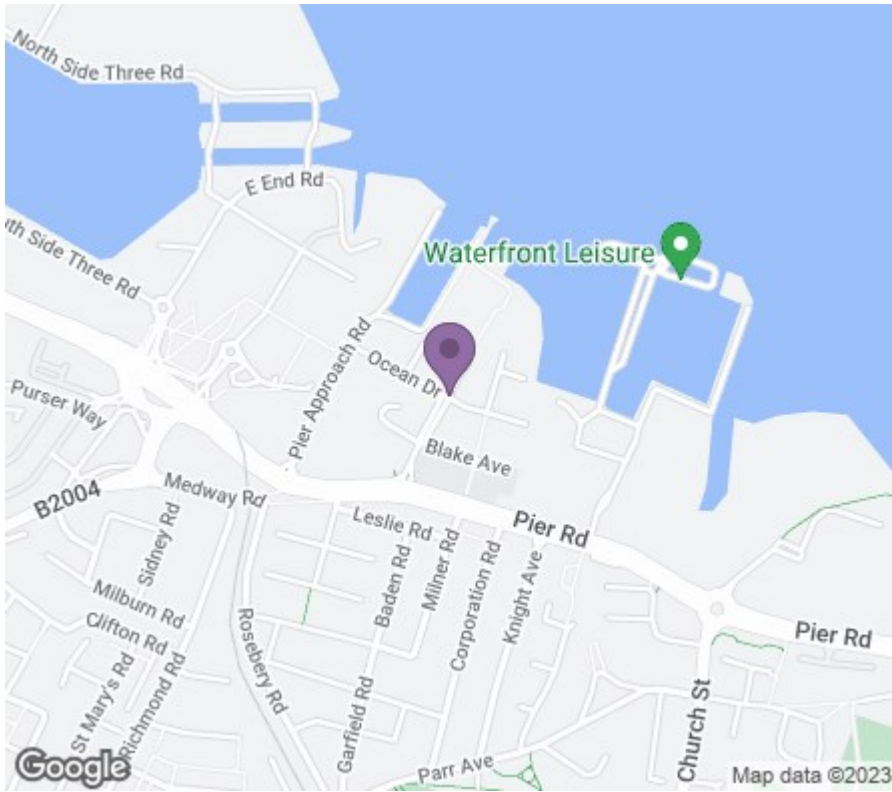
Approx. 58.1 sq. metres (625.5 sq. feet)



Total area: approx. 58.1 sq. metres (625.5 sq. feet)








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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		84	84
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



CR Real Estate endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.