



REAL ESTATE

ESTATE AGENCY : REDEFINED



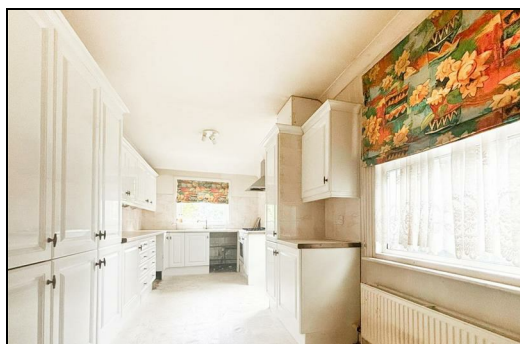
Stopford Road, Gillingham ME7 4NG

£325,000

Nestled in the sought-after residential area of Gillingham, this charming three-bedroom period-style house on Stopford Road is offered for sale with no onward chain and boasts plenty of character. While the property would benefit from some updating, it offers an excellent opportunity for new owners to add their personal style and create their dream home.

On the ground floor, the house features a well-sized living room, separate dining area plus a large 20-foot kitchen which is a standout feature, offering plenty of room for family gatherings or entertaining guests. Upstairs, the first floor includes a family bathroom and two spacious double bedrooms, with the master bedroom benefiting from an ensuite wet room. On the second floor, you'll find another generously sized double bedroom, perfect for guests or as a home office. Externally, the property benefits from an enclosed rear garden.

With its excellent location and plenty of potential, this house on Stopford Road is a must-see property, call us today to arrange your viewing.



- Entrance Hall
- Lounge 12'1 x 11'5 (3.68m x 3.48m)
- Dining Room 12'2 x 11'10 (3.71m x 3.61m)
- Kitchen 20'0 x 8'11 (6.10m x 2.72m)
- Bedroom 14'11 x 12'2 (4.55m x 3.71m)
- En Suite Wet Room 12'3 x 9'2 (3.73m x 2.79m)
- Bedroom 9'3 x 8'11 (2.82m x 2.72m)
- Family Bathroom 6'6 x 5'7 (1.98m x 1.70m)
- Bedroom 13'6 x 15'9 (4.11m x 4.80m)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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		
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