



## **Kimberley Road, Gillingham ME7 4NE**

**£1,350 Per Calendar Month**

Situated in a great location within walking distance of Medway Hospital, this well-presented three-bedroom house on Kimberley Road, Gillingham and is available to rent immediately.

The landlord has recently fitted new carpets throughout and freshly redecorated, giving the property a bright, clean, and modern feel.

The accommodation offers generous living space, including a spacious reception room and a well-proportioned kitchen with lean-to for added storage space. Upstairs, there are three bedrooms, with the third bedroom accessed via the second, making it ideal as a nursery, dressing room, or home office.

Externally, the property benefits from a large rear garden, perfect for outdoor enjoyment and entertaining.

CR Real Estate are part of The Ombudsman Redress Scheme and are a member of the Propertymark Client Money Protection Scheme. Tenant deposits are protected by the Tenancy Deposit Scheme. For more information, please contact us.

Client Money Protection is provided by: Client Money Protect. Scheme Ref: CMP004209

Independent redress is provided by: The Property Ombudsman (TPO). Membership Number: E01687



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		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



**ESTATE AGENCY : REDEFINED**

