



Oxford Road, Gillingham, Kent, ME7 4BP

Asking Price £640,000

- Five bedroom family home
- Useful cellar area
- Off-street parking
- Desirable residential area
- Beautiful original features
- Large terraced rear garden

7 Oxford Road, Gillingham ME7 4BP

We are truly delighted to offer for sale this Edwardian semi-detached family house, having been cleverly extended to the rear and in the roof space area to provide five bedrooms and two bathrooms. Step inside this fine example of an Edwardian built villa, situated in the highly desirable Oxford Road area of Gillingham overlooking the park. In the porch and entrance hall you will find a fine mosaic tiled floor with beautiful staircase. Downstairs there are two principal reception rooms and a fantastic spacious kitchen/breakfast room ideal for entertaining. Leading off this you will find a utility room. In the basement area is an ideal space for a study for those working from home or playroom/storage areas. Upstairs on the first floor there are three well appointed bedrooms and family bathroom with shower. On the second floor there is a further two bedrooms, the rear with fine views over Medway Estuary, and a further bathroom. Outside there is a large terraced rear garden overlooking sports playing fields and to the front, an established attractive garden with off-street parking. This large house is bound to generate considerable interest. Be sure to call the friendly sales team at Wright & Co today for an early appointment to view. Oxford Road is situated in Upper Gillingham overlooking the park and handy for excellent schooling for children of all ages including good Grammar Schools. Gillingham Town Centre where you will find a range of shopping facilities and for the commuter, fast rail service into London St Pancras/Victoria, is about a 15 minute walk. The property retains many of its original features and we recommend you put this stunning home at the top of your viewing list. We eagerly await your call



Council Tax Band: E



DOUBLE ENTRANCE DOORS TO:

PORCH

Entrance door with stained window to:-

ENTRANCE HALL

Beautiful wooden dog leg staircase to first floor, mosaic tiled floor, beautiful plaster work to ceiling, radiator, under stairs door leading to basement area

CLOAKROOM

Window to side, high level W.C, wash hand basin, heated towel rail

LOUNGE

18'2" x 15'1"

Large bay window to front overlooking park, feature wooden fireplace, radiator, wood floor, beautiful plaster work to ceiling

DINING ROOM

14'5" x 13'1"

Feature fireplace, radiator, pantry, wood floor, coved ceiling, beautiful plaster work to ceiling, opening to:-

KITCHEN

21'1" x 12'5"

Bi-folding doors to rear, window to rear, beautiful skylight with borrowed lighting, a superbly appointed shaker style kitchen comprising of an extensive range of cabinets and drawers, centre island unit and breakfast bar, one half bowl sink unit, insert spotlighting, gas cooker range to remain, a beautiful room for entertaining leading to:-

UTILITY ROOM

8'10" x 6'0"

Side door to garden, butler sink unit, range of cabinets, space and plumbing for washing machine, space for American style fridge, space for tumble dryer, spotlighting

BASEMENT LEVEL

16'4" x 6'6"

Ideal use for study/playroom/storage, cupboards concealing meters

FIRST FLOOR LANDING

Beautiful feature stained glass window to side, doors to:-

BEDROOM ONE

18'2" x 15'1"

Large bay window to front overlooking the park, fireplace, radiator

BEDROOM TWO

14'1" x 13'1"

Window to rear with fine views over the River Medway, fireplace, radiator

BEDROOM THREE

9'10" x 7'6"

Window to front overlooking the park, radiator

BATHROOM

10'9" x 5'6"

Window to rear, white suite with spa bath, pedestal wash hand basin, walk in shower unit, heated radiator/towel rail, tiled floor, feature wall tiling, hip height wooden panelling, spotlighting, waist height wood panelling

DOOR FROM LANDING LEADING TO SECOND FLOOR

LANDING

Velux window, ample eaves storage cupboards

BEDROOM FOUR

13'1" x 9'10"

Velux window to rear and Juliet balcony with superb views over the River Medway and beyond, built in cupboard

BEDROOM FIVE

13'1" x 9'10"

Skylight window, cupboard

BATHROOM

White suite comprising of bath with waterfall tap, vanity unit with enclosed W.C, wash hand basin, walk in shower, tiling

EXTERIOR REAR

approx 70 x 30

Walled good size rear garden with large raised decking area leading onto a terraced mainly lawned garden, substantial concrete base for large shed/workshop, outside water tap, side gate, attached small garage/workshop

EXTERIOR FRONT

Garden and driveway for off-street parking



Directions

Viewings

Viewings by arrangement only. Call 01634 578484 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		75
(69-80)	C		
(55-68)	D	63	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Approximate Gross Internal Area = 196.1 sq m / 2111 sq ft



Illustration For Identification Purposes Only. Not To Scale (ID1045300 / Ref:87084)