



Montfort Road | | Rochester | ME2 3EX

Offers in excess of £285,000



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Montfort Road, Rochester

This stunning two bedroom period home on Montfort Road has been completely renovated to an exceptional standard by the current owners, blending timeless character with modern luxury.

Originally built in 1883, the property is steeped in history, with original title deeds and plans dating back to the 1700s. The sympathetic renovation has restored many original features while introducing the very best of contemporary living.

Key improvements include:

New Windows Through Out (2023)

Full rewire (2023)

Brand new heating system (2023)

Fully replastered throughout

Stylish open-plan kitchen (installed 2023)

Accommodation is beautifully arranged across four floors. The ground floor boasts an inviting open-plan living and dining space, complemented by the sleek kitchen – the perfect hub for entertaining. A separate utility room provides a practical hideaway for laundry and household items.

The first floor offers spacious bedrooms and a high-quality family bathroom, while the top floor reveals a versatile fourth bedroom. Rarely found in this style of home, this room also enjoys the benefit of a private en-suite bathroom – currently used by the owners as a dressing room.

Every detail has been thoughtfully considered, creating a home that is both elegant and practical. With period charm lovingly restored and enhanced, this property offers the perfect balance of heritage and modern convenience.

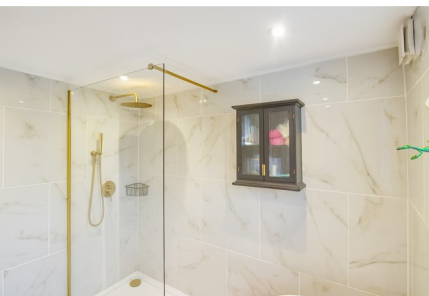
Located within easy walking distance of both Strood and Rochester stations, the property is ideally placed for commuters, as well as for enjoying the historic High Street, Rochester Castle, and Cathedral.

If you are searching for a well-loved, move-in-ready home in a prime Rochester location, this property must be viewed.

Call Machin Lane Estate Agents today to arrange your appointment.

Please note: an employee of Machin Lane has an invested interest in this property.





Living Room

12'8 x 10'11 (3.86m x 3.33m)

Kitchen

12'9 x 10'10 (3.89m x 3.30m)

Utility Room

9'11 x 6'10 (3.02m x 2.08m)

Bathroom

Bedroom 1

12'10 x 9'8 (3.91m x 2.95m)

Bedroom 2

12'9 x 10'11 (3.89m x 3.33m)

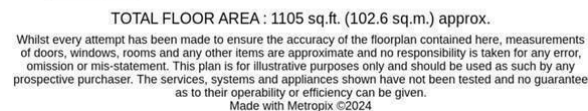
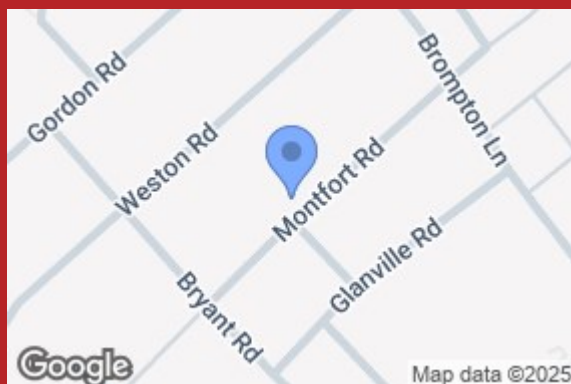
Basement Room

12'6 x 10'9 (3.81m x 3.28m)









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		62	88
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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