



Connells

The Maltings
Rainham Gillingham



Property Description

This home has a lot to offer with its versatile accommodation and offers so much more than any other in this price rang. If you are looking for a spacious home that can accommodate a large family or need more living space, then this is the one for you. The accommodation is set over three floors and has been extended by the current vendors over the many years. The property consists of three reception rooms, a well-appointed kitchen, a downstairs W/C, four bedrooms, two bathrooms and two shower rooms. To the front of the property, you have a block paved driveway for multiple vehicles and to the rear a brick built outbuilding, handy garden store and fantastic south facing wildlife garden and covered pergola which allows natural light into the ground floor and offers an outside entertainment/living space that can be used all year round. Properties offering this amount of space in a great location are rare.

The property is situated under one mile from Rainham train station and High Street. You have great access to primary and secondary schools as well as easy motorway access. This property is a very rare find and we urge your immediate interest.

Entrance Hall/Dining Room

9' 10" x 10' 11" (3.00m x 3.33m)

Lounge

12' 2" x 17' 11" (3.71m x 5.46m)

Reception One

8' 3" x 16' 8" (2.51m x 5.08m)

Kitchen

8' 10" x 11' 10" (2.69m x 3.61m)

W/C

Bedroom One

6' 11" x 19' 8" (2.11m x 5.99m)

En Suite

First Floor

Bedroom Three

10' 8" x 10' 11" (3.25m x 3.33m)

Bedroom Four

9' x 10' 11" (2.74m x 3.33m)

Shower Room

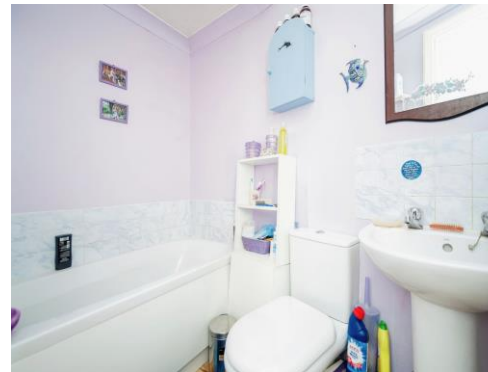
Bathroom

Second Floor

Bedroom Two

10' 11" x 13' 11" (3.33m x 4.24m)

Bathroom









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 01634 233400
E rainham@connells.co.uk

21 High Street
 RAINHAM ME8 7HX

EPC Rating: C

Tenure: Freehold

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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