





Property Description

Connells are delighted to welcome to the market this three bedroom Semi Detached house located on this sought after yet quiet residential no through road set within walking distance to the popular Darland Banks. Comprising of bright and spacious living room, fitted kitchen, a pleasant and peaceful conservatory and Tandem garage. The first floor comprises of three well-appointed bedrooms and a modern family bathroom. A real feature of this property is the secluded and private rear garden offering outside space with mainly lawn. Derby Road is well located for both Gillingham and Rainham High Streets, offering a plethora of shops, cafes and restaurants all within close proximity of the property.

Entrance Hall**Lounge**

12' 7" x 15' 2" (3.84m x 4.62m)

Kitchen/Diner

9' 2" x 15' 9" (2.79m x 4.80m)

Conservatory

8' 9" x 9' 1" (2.67m x 2.77m)

Bedroom One

8' 9" x 12' 8" (2.67m x 3.86m)

Bedroom Two

7' 7" x 9' 5" (2.31m x 2.87m)

Bedroom Three

6' 7" x 9' 5" (2.01m x 2.87m)

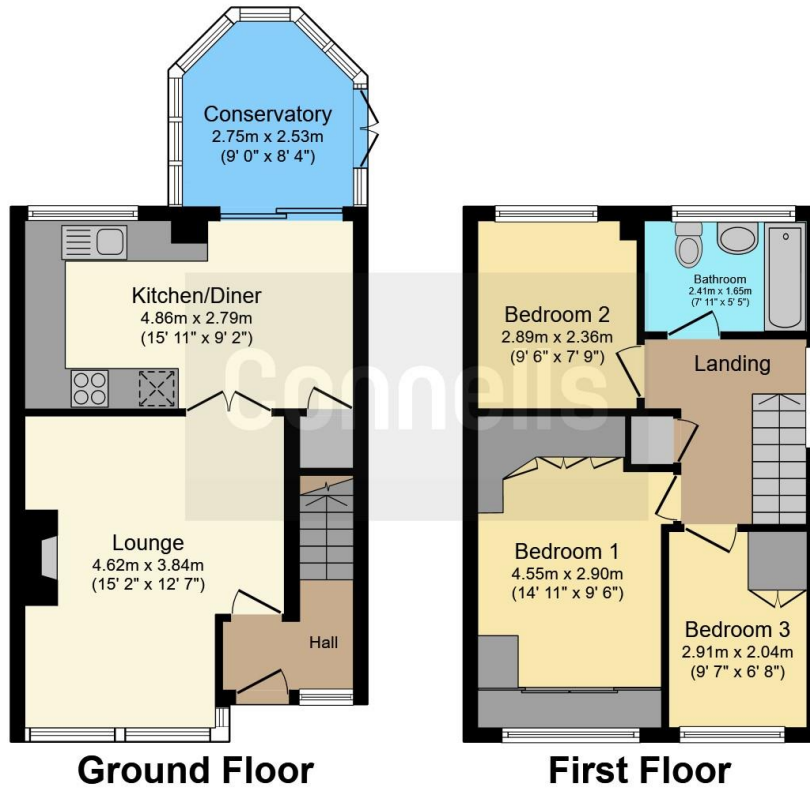
Tandem Garage

8' 1" x 25' 9" (2.46m x 7.85m)

Front Garden**Rear Garden****Agents Note**

The sale of this property is subject to grant of representation. Please seek an update from the branch with regards to the potential timeframes involved.





Total floor area 78.7 m² (847 sq.ft.) approx

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

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21 High Street
RAINHAM ME8 7HX

EPC Rating: D Council Tax
Band: C

view this property online connells.co.uk/Property/RAL103673

Tenure: Freehold



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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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Property Ref: RAL103673 - 0002

