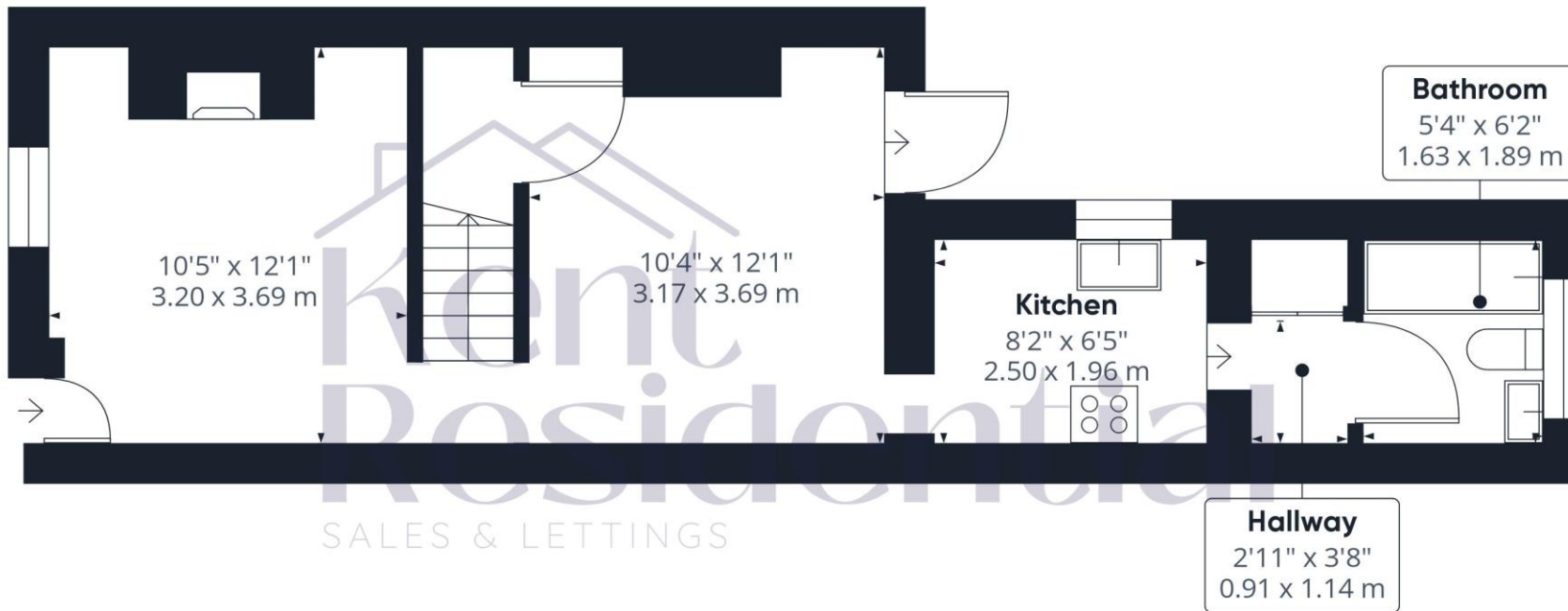




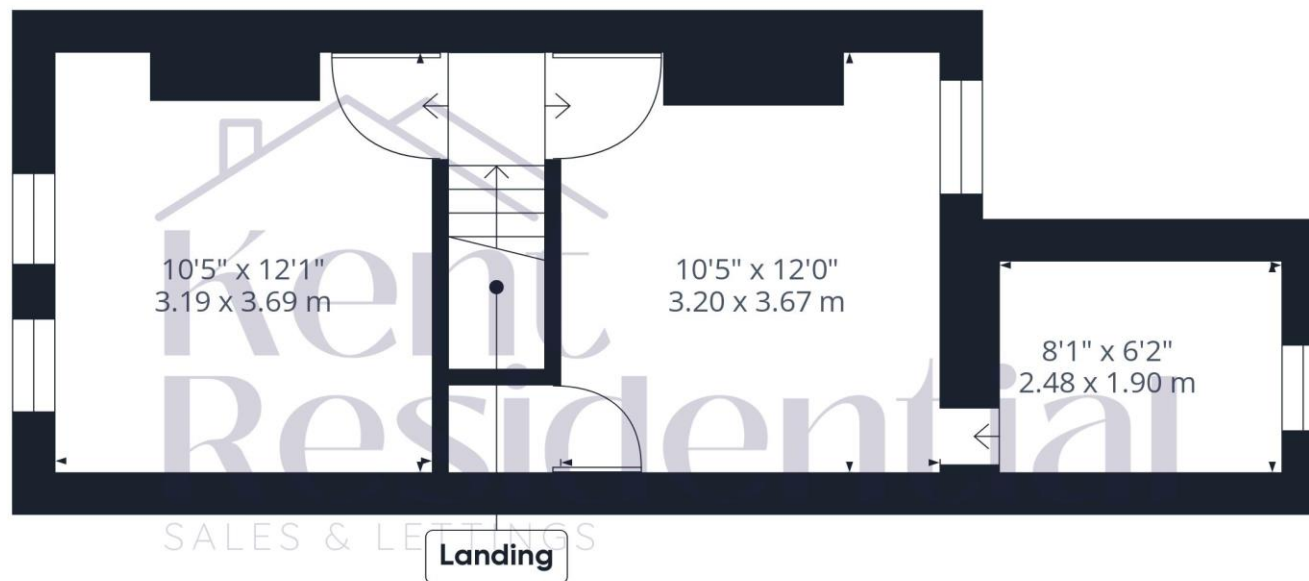
# FOR SALE

Cross Street, Strood, ME2  
Guide Price £205,000 - £220,000



Floor 0

**Approximate total area<sup>(1)</sup>**  
690.98 ft<sup>2</sup>  
64.19 m<sup>2</sup>



Floor 1

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

Property Description	Key Features	Room Dimensions
<p>NO FORWARD CHAIN - Fantastic 2/3 bedroom terraced home in Strood, Kent. Ideal for first time buyers, or Landlords seeking investment opportunities.</p> <p>The house has been freshly decorated with new carpets throughout. The property is ready for immediate occupancy, with no forward chain. Upon entering, you'll find the main living area, with feature fireplace, leading through to the dining room and onto the galley kitchen. At the rear of the property is the bathroom fitted with a white suite. There are stairs from the dining room leading to down to a cellar, which many properties like this have converted to additional living space. Upstairs there are two good-sized bedrooms and a third single bedroom off of one of the bedrooms. Outside, there is a sunny back garden. Gas central heating and double glazed windows. On street parking.</p> <p>Strood is a residential town that lies on the northwest bank of the River Medway and is part of Rochester's postal town. Strood has a great selection of shops, including many well-known high street names. With easy access to the A2, you can reach Kent's famous shopping mall – Bluewater in just 15 minutes by car or even grab a bus or the train. Further west of Kent, you also have Maidstone town centre just a 20 minute drive, which offers many restaurants, other amenities and high street shops.</p> <p>Freehold Council Tax Band B (Medway) Potential yield of 7%</p>	<ul style="list-style-type: none"> <li>● Mid-terrace property ideal for first-time buyers or landlords</li> <li>● Recently redecorated with new carpets</li> <li>● Lounge with feature fireplace</li> <li>● No Forward Chain</li> <li>● Cellar</li> <li>● Council Tax Band B (Medway)</li> </ul>	

