



Connells

Shreen Way  
Gillingham



### Property Description

Connells are delighted to welcome to the market this expansive three bedroom chalet bungalow, with NO ONWARDS CHAIN!

The front of the property offers a ramp to the front door, off road parking and side access to the rear garden. The ground floor of the property has a light and airy living room with double glazed sliding patio doors, a kitchen with a variety of wall and base units, a utility room offering space for white goods as well as an integral door to the garage, a shower room and a downstairs bedroom with a built in wardrobe. The first floor has two double bedrooms both offering a built in wardrobe and beautiful countryside views. There is also a shared bathroom. The rear garden has a patio and patio stairs to the lawn and can be accessed via the living room, utility room and both sides of the property.

### Front Garden

The front garden has a ramp to the front door. There is off road parking, side access to the rear garden, access to the garage and a grass lawn.

### Entrance Hall

The entrance hall has one radiator, a fire alarm as well as a telephone point.

### Shower Room

The downstairs shower room is part tiled, it has two double glazed frosted windows to the rear of the property. There is a WC, a wash hand basin, a medicine cupboard, a radiator and a shower.

### Lounge

11' 11" x 20' 1" ( 3.63m x 6.12m )

The lounge has four double glazed windows to the front of the property. There is two radiators, two TV points, a feature fireplace. There is also double glazed sliding patio doors to the rear garden.

### Kitchen

10' 8" x 12' ( 3.25m x 3.66m )

The part tiled kitchen has two double glazed windows to the rear of the property. There is wall and base units, an electric oven and hob, an airing cupboard, a one and a half bowl sink and drainer and one radiator. The kitchen has a fire alarm and vinyl flooring.

### Utility Room

8' 2" x 8' 11" ( 2.49m x 2.72m )

The utility room has one double glazed window to the rear of the property as well as a double glazed door to the rear of the property. There is an integral door to the garage and space for white goods.

### **Bedroom 3**

12' 1" x 12' 1" + wardrobe ( 3.68m x 3.68m + wardrobe )

The downstairs bedroom has three double glazed windows to the front of the property. It has an in built wardrobe and one radiator.

### **First Floor**

#### **Landing**

The landing has a loft hatch, a fire alarm and a storage cupboard.

### **Bedroom 1**

12' x 14' 4" + wardrobe ( 3.66m x 4.37m + wardrobe )

The first bedroom has two double glazed windows to the rear of the property. There is an in built wardrobe and a radiator.

### **Bedroom 2**

12' x 14' 5" + wardrobe ( 3.66m x 4.39m + wardrobe )

There is a double glazed window to the rear of the property. The bedroom has a built in wardrobe and a radiator.

### **Bathroom**

The part tiled bathroom has a double glazed frosted window to the rear of the property. There is a WC, a bath, a wash hand basin, one radiator and a medicine cabinet.

### **Outside**

#### **Garage**

The garage has an electric meter and boiler.

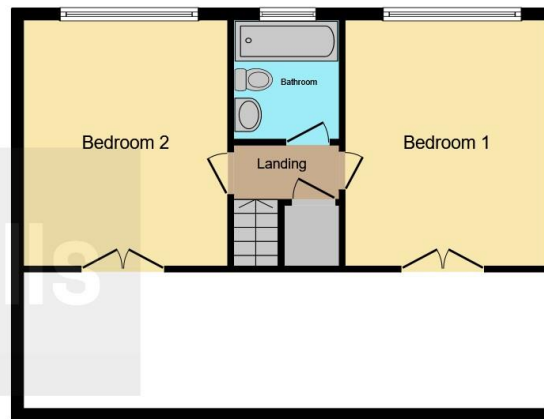
#### **Rear Garden**

The rear garden has a patio and patio stairs down to the lawn. There is a water tap, an outside light and side access from both sides of the property.





**Ground Floor**



**First Floor**



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](http://www.focalagent.com)

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**EPC Rating: C**

**view this property online [connells.co.uk/Property/GIL305643](http://connells.co.uk/Property/GIL305643)**

Tenure: Freehold



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