



Connells

Grosvenor Wyke Road
Gillingham



Property Description

Connells have the pleasure of presenting this gorgeous and characterful 5-bedroom home to the market in the highly sought after location of Wyke Road in Gillingham. Boasting original features like bay-style windows, coving and high ceilings, this substantial family home also benefits from a partial renovation, introducing modern day convenience and combining it with the beauty of traditional style. Part of the renovation includes a sizeable and luxurious family bathroom with underfloor heating, as well as a converted garage which creates a 5th bedroom or a second living room, greatly increasing the versatility of the property. This home is also situated on a particularly generous plot, creating a larger than average garden; sectioned into different parts for all of the family to enjoy.

Entrance Hall

The entrance hall has two integrated storage cupboards, a smoke alarm and a hatch to the living room.

Cloakroom

The cloakroom has a frosted window to the side of the property. It has a WC, hand wash basin, radiator and a towel rail.

Living Room

15' 7" max x 12' 10" + Bay Window (4.75m max x 3.91m + Bay Window)

The living room has three bay style windows, three radiators, a hatch to the hall and an open fireplace with a brick built mantelpiece.

Dining Room

11' 10" max x 11' 2" max (3.61m max x 3.40m max)

The dining room has a door to the side of the property. It has a radiator, storage cupboard and understairs storage space.

Kitchen

11' 6" max x 11' 8" max (3.51m max x 3.56m max)

The part tiled kitchen has a door to the rear garden, a large double glazed window to the rear of the property and a window to the side of the property. It has both wall and base units, a 1 and a quarter bowl sink and drainer, an integrated gas hob, integrated oven and separate grill, a towel rail, storage cupboard, a radiator as well as space for a dishwasher.

Utility Room

12' 1" max x 4' 6" max (3.68m max x 1.37m max)

The utility room has two windows to the side of the property, an integrated storage cupboard and shelving, a smoke alarm, radiator and space for a washing machine, tumble dryer and fridge freezer.

Snug / Bedroom 5

15' 4" x 11' 1" (4.67m x 3.38m)

The snug / bedroom 5 has two double glazed windows to the front of the property, these don't open, as well as a radiator.

First Floor

Landing

The landing has a window to the side of the property, a smoke alarm, thermostat, radiator and loft hatch.

Bedroom 1

15' 5" max x 13' 2" + Bay Window (4.70m max x 4.01m + Bay Window)

Bedroom 1 has 6 bay style windows to the front of the property. It has three radiator and two double integrated wardrobes with storage cupboards above.

Bedroom 2

11' 9" max x 11' 10" max (3.58m max x 3.61m max)

Bedroom 2 has two windows to the rear of the property, a radiator and a hand wash basin with a base unit and tiled splashback.

Bedroom 3

11' 8" max x 6' 10" max (3.56m max x 2.08m max)

Bedroom 3 has two windows to the side of the property. It has integrated shelving and a radiator.

Bathroom

The part tiled bathroom has been recently renovated and finished to a high spec. It has 4 double glazed frosted windows to the side of the property. It also has a bath with mixer taps, a shower cubicle, WC, hand wash basin with a base unit, integrated storage, extractor fan, towel rail and a large LED mirror. The bathroom also has underfloor heating.

First Floor (Second Stairs)

Bedroom 4

11' 8" x 17' 1" (3.56m x 5.21m)

Bedroom 4 has three windows to the front of the property and three windows to the rear of the property. It has a loft hatch, 2 radiators, and an integrated double wardrobe. The landing space before entering the bedroom has a window to the front of the property.

Outside

Front Garden

The front garden has a lawn area with mature shrubs. There is parking for multiple cars.

Rear Garden

The rear garden is mainly laid to lawn with a stone path. It has fence and shrub borders with mature shrubs planted around the garden, such as apple, pear and plum trees and berry bushes. There is a shed, an external light, an external tap and an allotment area.









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

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Tenure: Freehold

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