



**Guide Price**  
**£375,000**

**Freehold**

3x  1x  1x 

**Mariners Way,  
Gravesend, Kent, DA11**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards





## Main features

- A great sized home in a sought after location
- Handy downstairs cloakroom
- Driveway and garage providing plenty of parking options
- Close by to local amenities
- Offered for sale with no forward chain

## Accommodation

### GROUND FLOOR

Entrance Porch  
Cloakroom  
Lounge : 13'5 x 12'2 (4.09m x 3.71m)  
Kitchen/Diner: 15'6 x 9'5 (4.73m x 2.87m)

### FIRST FLOOR

Landing  
Bedroom 1: 12'5 x 8'5 (3.79m x 2.57m)  
Bedroom 2: 11'0 x 8'6 (3.36m x 2.59m)  
Bedroom 3: 7'1 x 7'0 (2.16m x 2.14m)  
Bathroom

### OUTBUILDING

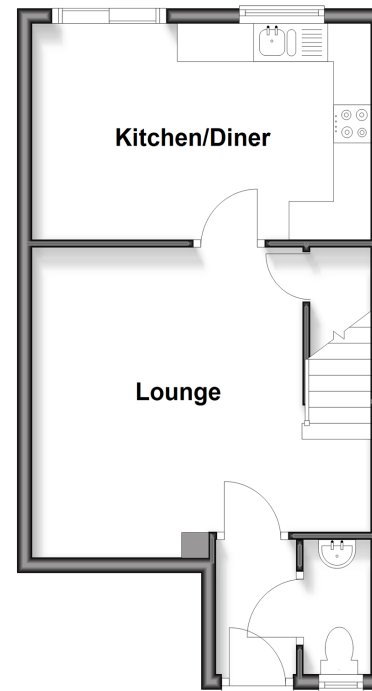
Garage

### OUTSIDE

Front Garden  
Driveway  
Rear Garden

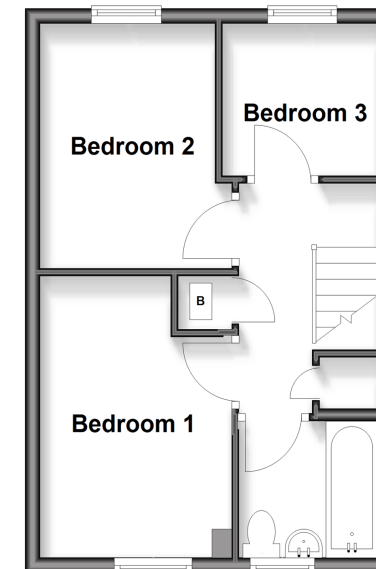
### Ground Floor

Approx. 35.2 sq. metres (378.6 sq. feet)



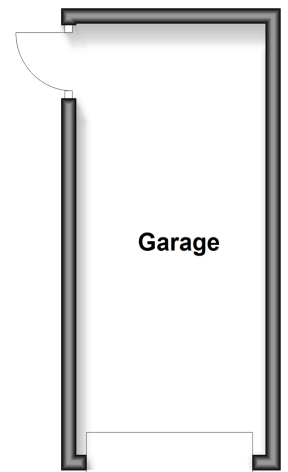
### First Floor

Approx. 32.0 sq. metres (344.4 sq. feet)



### Outbuilding

Approx. 14.5 sq. metres (156.3 sq. feet)



**Call Gravesend - 01474 352417 ■ wardsofkent.co.uk**

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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