

**OVER 60?**

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



**Price**

**£475,000**

**Freehold**

3x  1x  1x 

Grain Road, Wigmore, Gillingham, Kent,

ME8

*Wards*

Helping you move forwards



## Main features

- Beautiful property perfect for someone looking to downsize
- Spacious accommodation throughout with a modern fitted kitchen
- Being sold as chain free
- Sought after location
- Situated in a central location

## Accommodation

### SPLIT LEVEL GROUND FLOOR

- Porch
- Hallway
- Bedroom 1: 11'8 x 10'8 (3.56m x 3.25m)
- Bedroom 2 : 11'8 x 10'8 (3.56m x 3.25m)
- Bedroom 3 : 10'5 x 8'5 (3.18m x 2.57m)
- Bathroom
- Lounge: 22'3 x 14'9 (6.79m x 4.50m)
- Kitchen: 23'0 x 11'7 (7.02m x 3.53m)
- Breakfast Area: 12'3 x 10'8 (3.74m x 3.25m)
- Dining Area: 13'9 x 10'8 (4.19m x 3.25m)
- Garden Room : 14'10 x 10'9 (4.52m x 3.28m)

### OUTSIDE

- Front Garden
- Rear Garden
- Garage
- Driveway

### Split Level Ground Floor

Approx. 143.9 sq. metres (1548.6 sq. feet)



Call Rainham - 01634 373531 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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