



Guide Price
£550,000

Freehold

5x  2x  2x 

**Estelle Close, Rochester,
Kent, ME1**

Wards
Helping you move forwards



Main features

- Double storey side extension creating valuable additional space
- Garage and off-road parking for several cars
- Cloakroom, en-suite and family bathroom
- Sought after location
- No forward chain

Accommodation

GROUND FLOOR

Entrance Hall
 Cloakroom: 6'5 x 4'1 (1.96m x 1.25m)
 Lounge: 16'9 x 11'11 (5.11m x 3.63m)
 Kitchen/Diner: 19'11 x 10'1 (6.07m x 3.08m)
 Study: 10'4 x 8'4 (3.15m x 2.54m)
 Conservatory: 12'2 x 9'3 (3.71m x 2.82m)

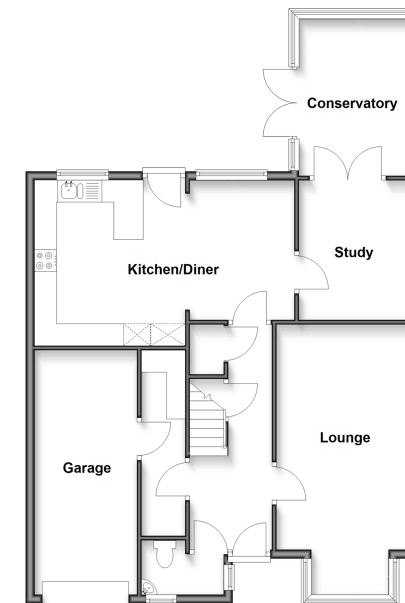
FIRST FLOOR

Landing
 Bedroom 1: 14'3 x 11'7 (4.35m x 3.53m)
 En-Suite Bathroom: 10'9 x 4'10 (3.28m x 1.47m)
 Bedroom 2: 12'5 x 11'3 (3.79m x 3.43m)
 Bedroom 3: 15'3 x 10'1 (4.65m x 3.08m)
 Bedroom 4: 12'2 x 9'2 (3.71m x 2.80m)
 Bedroom 5: 9'2 x 7'2 (2.80m x 2.19m)
 Bathroom: 9'5 x 6'1 (2.87m x 1.86m)

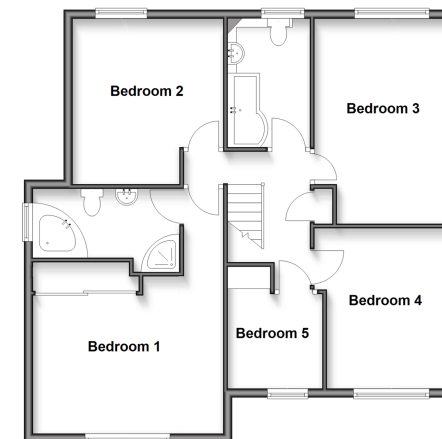
OUTSIDE

Integral Garage: 17'8 x 10'8 (5.39m x 3.25m)
 Off-Road Parking
 Front and Rear Garden

Ground Floor
 Approx. 87.3 sq. metres (940.1 sq. feet)



First Floor
 Approx. 91.9 sq. metres (989.7 sq. feet)



Call Rochester - 01634 830925 ■ 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



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