



Guide Price
£375,000

Freehold

3x  2x  1x 

**Brooks Place, Halling,
Rochester, Kent, ME2**

OVER 60?

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

Wards
Helping you move forwards



Main features

- **Fantastic size family home which offers a real wow factor**
- **Handy downstairs cloakroom, family bathroom and en-suite shower room**
- **All bedrooms are doubles**
- **Stunning garden with rear access plus easy parking outside your door**
- **The perfect kitchen/diner to the back which is ideal for entertaining**

Accommodation

GROUND FLOOR

Entrance Hall

Lounge: 15'4 x 12'4 (4.68m x 3.76m)

Cloakroom

Kitchen/Diner: 15'9 x 12'10 (4.80m x 3.91m)

FIRST FLOOR

Landing

Bedroom 1: 11'4 x 8'7 (3.46m x 2.62m)

En-Suite Shower Room

Bedroom 2: 11'11 x 8'10 (3.63m x 2.69m)

Bedroom 3: 13'9 x 6'10 (4.19m x 2.08m)

Bathroom

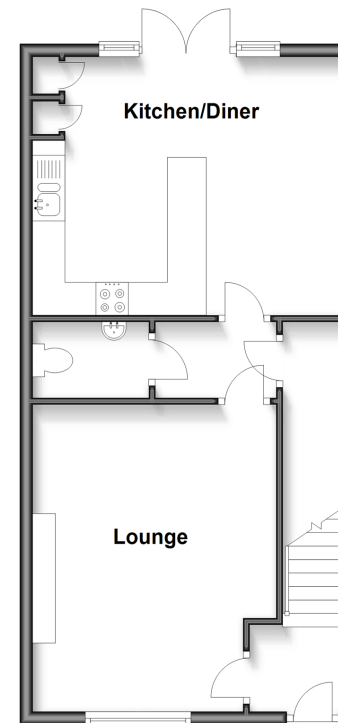
OUTSIDE

Front and Rear Gardens

2 x Allocated Parking Spaces

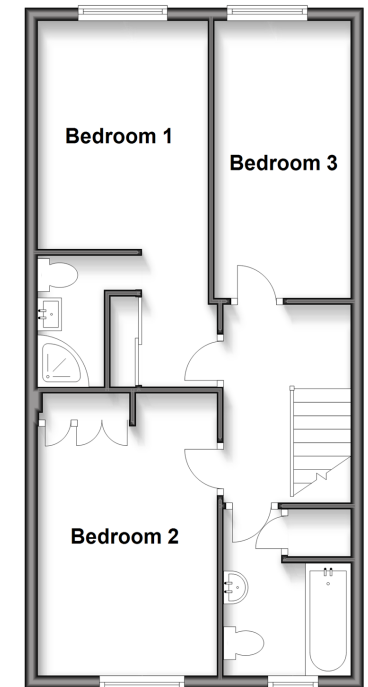
Ground Floor

Approx. 48.1 sq. metres (517.8 sq. feet)



First Floor

Approx. 48.3 sq. metres (519.9 sq. feet)



Call Snodland - 01634 245055 ■ 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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