



OVER 60?
Secure this property
for up to **59% less!**

Price
£325,000

Freehold

2x 1x 1x

**Chaplin Close,
Wainscott, Rochester,
Kent, ME3**

Wards
Helping you move forwards



Main features

- **Sought after location, cul-de-sac position**
- **2 double bedrooms**
- **Sun room and handy ground floor cloakroom**
- **Garage and driveway to front**
- **Close to amenities and links to the A2/M2**
- **Nearby open green spaces**
- **Mainline railway station within a mile for easy access to London**

Accommodation

GROUND FLOOR

Entrance Hall
Cloakroom
Lounge : 15'8 x 12'1 (4.78m x 3.69m)
Sun Room: 9'9 x 7'7 (2.97m x 2.31m)
Kitchen : 9'10 x 5'9 (3.00m x 1.75m)

FIRST FLOOR

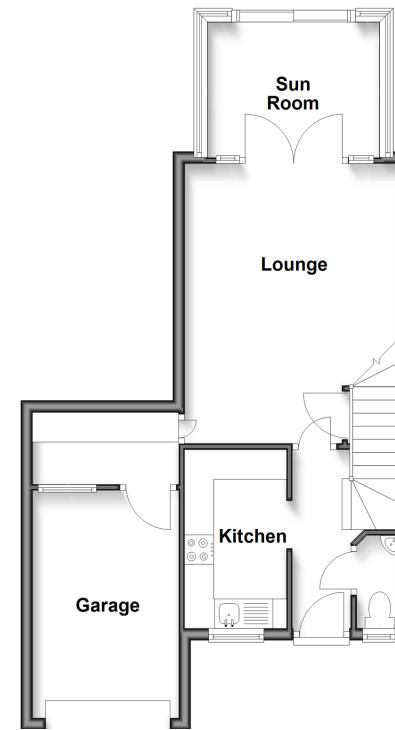
Landing
Bedroom 1 : 12'1 x 9'10 (3.69m x 3.00m)
Bedroom 2 : 12'3 x 9'5 (3.74m x 2.87m)
Bathroom : 6'0 x 5'8 (1.83m x 1.73m)

OUTSIDE

Driveway
Garage : 13'2 x 8'3 (4.02m x 2.52m)
Front Garden
Rear Garden

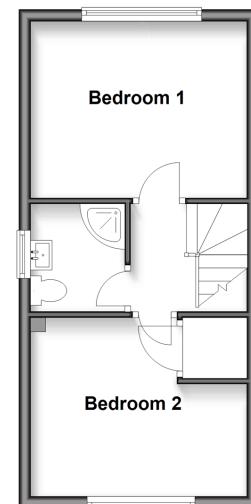
Ground Floor

Approx. 49.5 sq. metres (533.3 sq. feet)



First Floor

Approx. 29.8 sq. metres (320.9 sq. feet)



Call Strood - 01634 716597 ■ 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 59% less, by purchasing a Lifetime Lease.

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



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