



Guide Price
£375,000

Freehold

3x 1x 1x

**Dean Road, Strood,
Rochester, Kent, ME2**

Wards
Helping you move forwards



Main features

- **Guide £375-£400,000**
- **New driveway to the front and a double garage to the rear**
- **Downstairs toilet**
- **Sought after location**
- **Walking distance to local schools**
- **Ideally located for access to the A2/M2**

Accommodation

GROUND FLOOR

Entrance Hall
 Toilet
 Lounge: 14'10 x 10'6 (4.52m x 3.20m)
 Dining Area : 12'8 x 10'0 (3.86m x 3.05m)
 Kitchen : 9'1 x 6'0 (2.77m x 1.83m)
 Conservatory : 13'11 x 9'5 (4.24m x 2.87m)

FIRST FLOOR

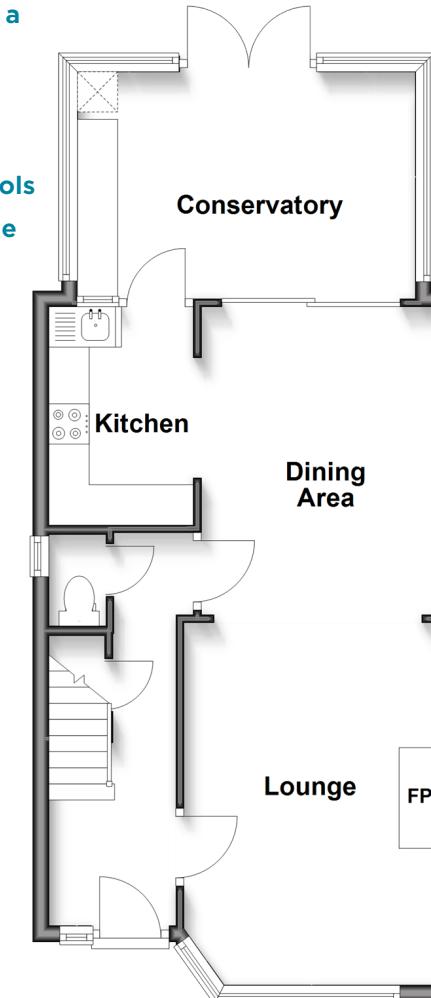
Landing
 Bedroom 1 : 15'5 x 10'0 (4.70m x 3.05m)
 Bedroom 2 : 12'5 x 10'2 (3.79m x 3.10m)
 Bedroom 3 : 7'8 x 6'0 (2.34m x 1.83m)
 Bathroom : 9'1 x 5'11 (2.77m x 1.80m)

OUTSIDE

Driveway
 Side Access
 Double Garage
 Rear Garden

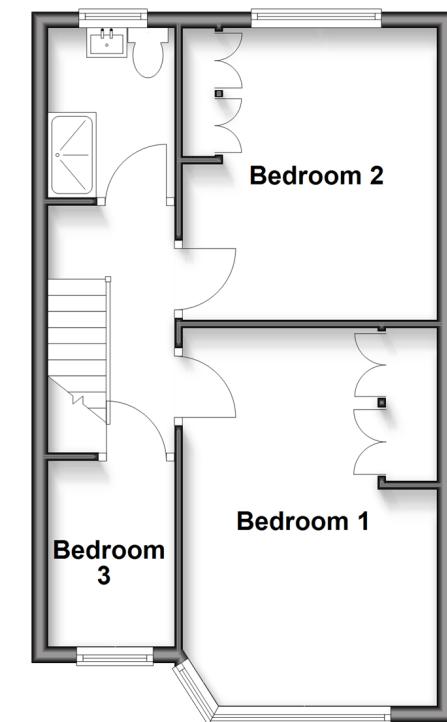
Ground Floor

Approx. 51.6 sq. metres (555.9 sq. feet)



First Floor

Approx. 39.4 sq. metres (424.3 sq. feet)



Call Strood - 01634 716597 ■ 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 50% less, by purchasing a Lifetime Lease.



CURRENT:
D(66)

POTENTIAL:
B(88)



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