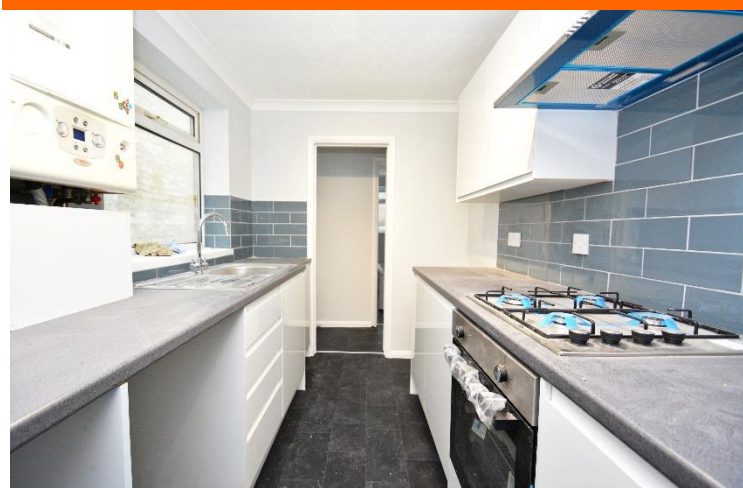


PRICE
Offers Over
£175,000
Freehold



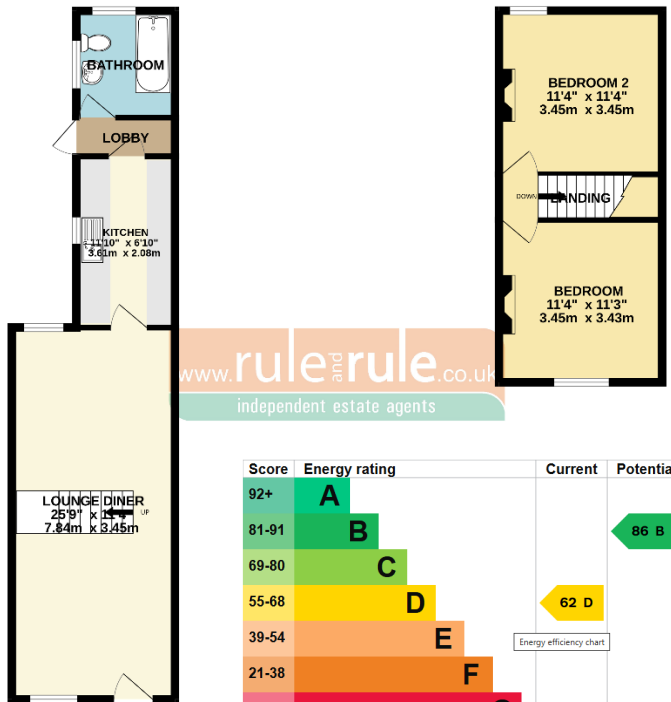
**A REFURBISHED 2 BED MID
TERRACED HOUSE WITH NO
CHAIN. READY TO MOVE INTO!**
Clyde Street, Sheerness
ME12 2QF





GROUND FLOOR
441 sq.ft. (41.0 sq.m.) approx.

1ST FLOOR
785 sq.ft. (76.5 sq.m.) approx.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

Energy efficiency chart

TOTAL FLOOR AREA : 726 sq.ft. (67.4 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, stairs and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with: Maplogic C2024

Take a look at this tidy 2-bedroom terraced house situated in a convenient location, close to the town centre and beach.

The property benefits from gas fired central heating and double glazing throughout. Inside has been refurbished and requires little to no work. There's a large through lounge/diner, modern fitted kitchen with white units, grey worktops, built in gas oven and electric hob and space for a fridge freezer. To the rear is a ground floor bathroom with a white suite. Upstairs are 2 double bedrooms.

Outside is a good sized rear paved garden. Please call Rule & Rule to arrange a viewing today.

MONEY LAUNDERING REGULATIONS 2007: Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale. **THE PROPERTY MISDESCRIPTIONS ACT 1991** - Rule and Rule has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. Rule and Rule have not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents. Covenants may apply to this property.