



## Borstal Street, Rochester

- VACANT POSSESSION
- ARRANGED OVER THREE FLOORS
- CLOSE TO ROCHESTER TOWN
- IN NEED OF MODERNISING
- FOUR BEDROOM MID TERRACE HOUSE
- RENTAL POTENTIAL
- CLOSE TO BUS AND RAIL NETWORKS
- EPC E (47)

**Asking Price £265,000**

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# Borstal Street, Rochester

## DESCRIPTION

Set on the outskirts of Rochester in Borstal Street, this property is being offered for sale with no forward chain.

Arranged over three floors, the property needs some modernising but can be utilised in various ways. From the front door you can access a room with window to front and gives access to another room which could be used as a study or small bedroom. From the hallway there is a shower room with WC, hand basin and shower cubicle and stairs up and down to other floors.

To the below ground level, at the front is a cellar room that would lend itself to another reception room (with appropriate works to be carried out) a lounge/dining room with a window over looking the rear garden and a kitchen that has a window and a door to the garden.

On the first floor there are two bedrooms.

There is a pretty garden with storage sheds to the rear of the property.

Borstal Street is situated close to the Historic Rochester Town and is within easy reach of the town itself and the train and bus routes. You also only have a short drive to get to various major road networks.

EPC E (47)

Council Tax Band B









# Borstal Street, Rochester, ME1

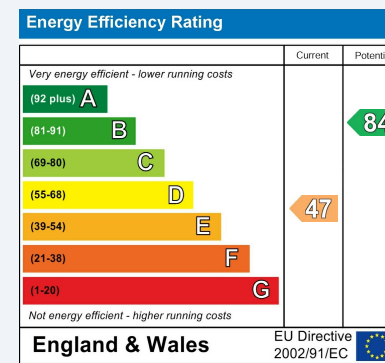
Total = 1019 sq ft / 94.6 sq m

For identification only - Not to scale



## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2023. Produced for Hunters Property Group. REF: 933554

## Viewing

Please contact our Hunters Medway Office on 01634 565310 if you wish to arrange a viewing appointment for this property or require further information.

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