



Rochester Gate, High Street | | Rochester | ME1 1JG

Asking price £140,000



Rochester Gate, High Street |  
Rochester | ME1 1JG  
Asking price £140,000

Situated within the sought-after Rochester Gate, Over 55's retirement development, this well-presented one-bedroom apartment offers comfort, security, and convenience in the heart of Rochester High Street. Ideal for those seeking a retirement property in Kent, it blends independent living with supportive features and a friendly community.

Measuring approximately 452 sq. ft., the apartment includes a bright reception room, fitted kitchen, spacious double bedroom, and bathroom. Designed for ease of living, it benefits from double glazing (where stated), entrance phone system, and access to excellent communal facilities. Rochester Gate provides warden-assisted support, two passenger lifts, landscaped gardens, laundry rooms, communal lounges, and a live-in manager five days a week. Residents also enjoy games evenings, free Wi-Fi in shared areas, and a monthly community newsletter.

- One bedroom Over 55's retirement apartment in Rochester Gate
- Located on historic Rochester High Street
- Bright reception room, fitted kitchen & spacious bedroom
- Warden-assisted development with live-in manager (5 days a week)
- Two passenger lifts to all floors & communal lounges
- Landscaped gardens, games evenings & monthly newsletter
- Free Wi-Fi in shared areas & two laundry rooms
- Barrier-controlled rear parking & 24-hour emergency pull cords

## Living Room

This bright and inviting living room features a comfortable seating area arranged around a bay window that allows natural light to flood the space. Soft carpeting underfoot adds warmth, while neutral walls provide a calm backdrop for the tasteful furnishings and subtle decor, creating a welcoming atmosphere perfect for relaxing or entertaining.





### **Bedroom**

The bedroom is a peaceful retreat with a clean and simple design. Space for a double bed dressed in soft, fresh bedding, positioned near a window that lets in plenty of daylight. Light walls and minimal furnishings help to create an airy and uncluttered space ideal for rest and relaxation.

### **Kitchen**

Neatly arranged for practical use, the kitchen offers a range of cream cupboards providing ample storage, complemented by neutral countertops. It is fitted with an electric oven and hob, a sink with drainer, and space for essential appliances, all in a compact layout that maximises the available space efficiently.

### **Bathroom**

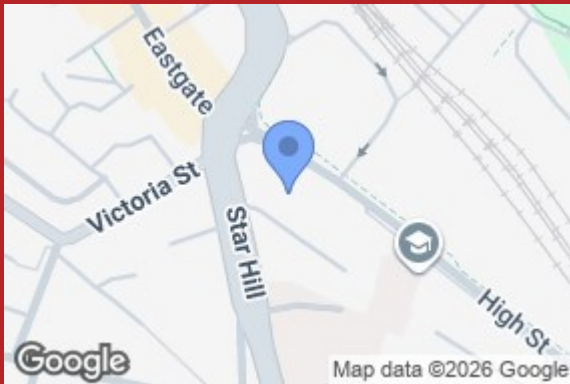
This bathroom combines practicality and comfort, featuring a bath with a fitted handrail for safety, a pedestal sink, and a toilet. The light colour scheme and simple fittings help maintain a fresh and clean feel, making it a functional space for daily routines.

### **Communal Lounge**

The communal lounge area is spacious and welcoming, with multiple armchairs arranged around low tables on a soft blue carpet. The room benefits from natural light through large windows and a glass door, creating a bright environment ideal for socialising or relaxation. Neutral walls and wooden trim add a classic touch to the space.

### **Communal Garden**

The communal rear garden area is well-maintained with paved walkways bordered by mature shrubs and greenery. It provides a pleasant outdoor space for residents to enjoy fresh air and a touch of nature, with a secure gate visible in the background for added privacy and safety.



| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (12 plus) A                                 |                         |           |
| (81-91) B                                   |                         |           |
| (69-80) C                                   | 81                      | 82        |
| (55-68) D                                   |                         |           |
| (39-54) E                                   |                         |           |
| (21-38) F                                   |                         |           |
| (1-20) G                                    |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |

2B Crow Lane  
Rochester  
Kent  
ME1 1RF  
01634 829080

admin@machin-lane.co.uk  
<https://www.machin-lane.co.uk/>