



Guide Price £550,000

Hempstead Road, Hempstead, Gillingham



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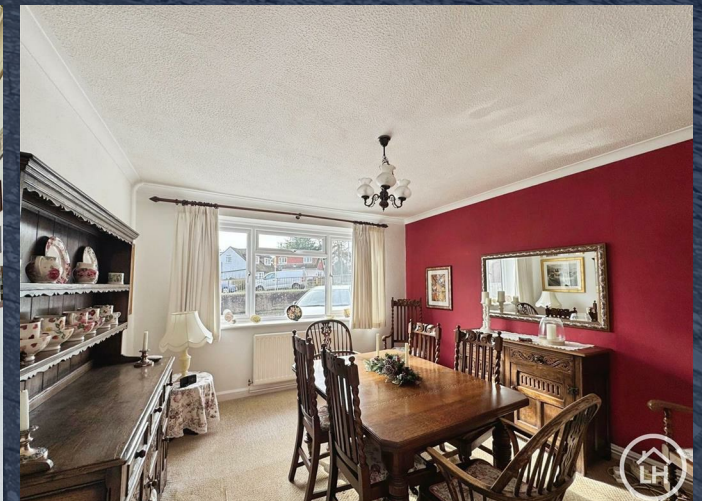
# Summary of Hempstead Road

**\*\*Guide Price £550,000 to £575,000\*\***

LambornHill Estate Agents are delighted to present this well-presented detached four/five-bedroom family home, offering generous and adaptable accommodation arranged over two floors, ideal for households seeking space, flexibility and long-term comfort.

## Key Features

- Four/Five Bedroom Family Home
- Versatile Layout
- Neutral Decor Throughout
- Fantastic School Catchment Area
- Sought After Location
- Spacious Driveway For Multiple Vechiles
- Three Bathrooms
- Summer House - Ideal for Working From Home
- EPC Rating - D (58)
- Council Tax Band - D



## Property Overview

The ground floor provides a spacious and versatile layout, featuring a comfortable lounge and a separate dining room, which could equally be utilised as a ground floor bedroom if required. This flexibility makes the home particularly suitable for multi-generational living or those needing adaptable sleeping arrangements. A further study/family room adds additional living space, ideal for home working, hobbies or quiet retreat.

To the rear, the property benefits from a kitchen/breakfast room, well positioned for everyday practicality and family use, with good natural light and direct access to the rest of the home. The layout allows each space to be clearly defined while remaining adaptable to changing needs.

Upstairs, the first floor offers four well-proportioned bedrooms, all presented in neutral décor, alongside family bathroom facilities. The overall arrangement provides excellent flexibility for families, guests or home working, with rooms that can be adapted as circumstances change.

Externally, the property enjoys a large driveway, providing ample off-road parking, along with surrounding outdoor space suitable for family use and relaxation. A summer house with power offers valuable additional space, ideal for home working, hobbies or recreational use. Internally, the neutral presentation throughout allows new occupants to move straight in and personalise over time.

Situated on Hempstead Road in Hempstead, the property enjoys good access to local amenities, schools, green spaces and transport links, making it a practical and appealing choice for those seeking a well-connected yet settled residential location.

An excellent opportunity to secure a spacious and flexible detached home, offering adaptable accommodation ideally suited to modern family living.

## About The Area

Hempstead Road is located within the well-established and popular area of Hempstead, offering a settled residential environment well suited to families and households seeking space, accessibility and everyday convenience.

The area benefits from a wide range of local amenities, including supermarkets, local shops, healthcare facilities and leisure services, all within easy reach. A selection of primary and secondary schools are nearby, making the location particularly appealing for households with children of varying ages.

For commuters, the area offers good transport connections, with access to nearby main roads providing straightforward travel across Medway and into wider Kent. Gillingham and Rainham town centres are also easily accessible, offering additional shopping, dining and transport options.

Residents can enjoy local parks, green spaces and recreational facilities, supporting an active and balanced lifestyle, while the surrounding neighbourhood provides a strong sense of community and established residential living.

Overall, Hempstead Road offers a location that combines practical accessibility, family-friendly amenities and a settled community atmosphere, making it an excellent choice for long-term occupation.

## Entrance Hall

## Living Room

4.90m x 4.47m (16'1 x 14'8)

## Kitchen/Breakfast Room

4.11m x 3.40m (13'6 x 11'2)

## Dining Room/Bedroom Five

4.09m x 3.53m (13'5 x 11'7)

## Study

4.06m x 3.53m (13'4 x 11'7)

## Family Bathroom

## Bedroom One

4.98m x 3.45m (16'4 x 11'4)

## Bedroom Two

4.17m x 3.89m (13'8 x 12'9)

## Ensuite

## Bedroom Three

3.45m x 2.36m (11'4 x 7'9)

## Bedroom Four

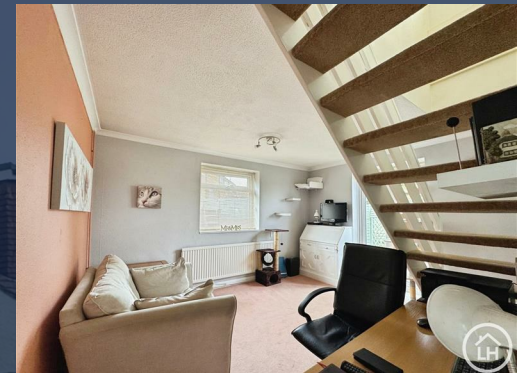
2.92m x 2.01m (9'7 x 6'7)

## Shower Room

## About LambornHill

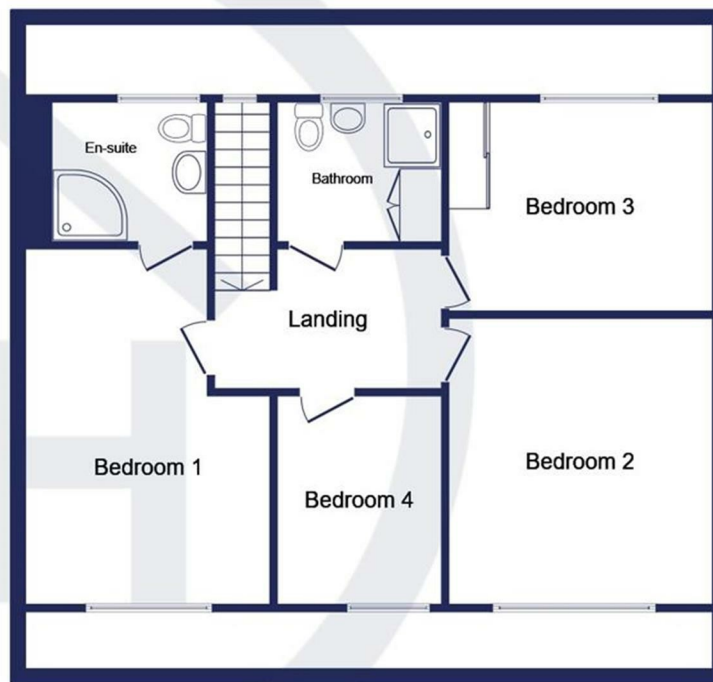
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Since 2009, we have been helping buyers, sellers, landlords, and tenants navigate the property market in Sittingbourne and the wider Swale area. Our experienced team is dedicated to providing expert advice, tailored solutions, and a seamless property journey. With a strong local reputation built on trust and results, we are here to make your next move a success. Contact us today and experience the LambornHill difference.





Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

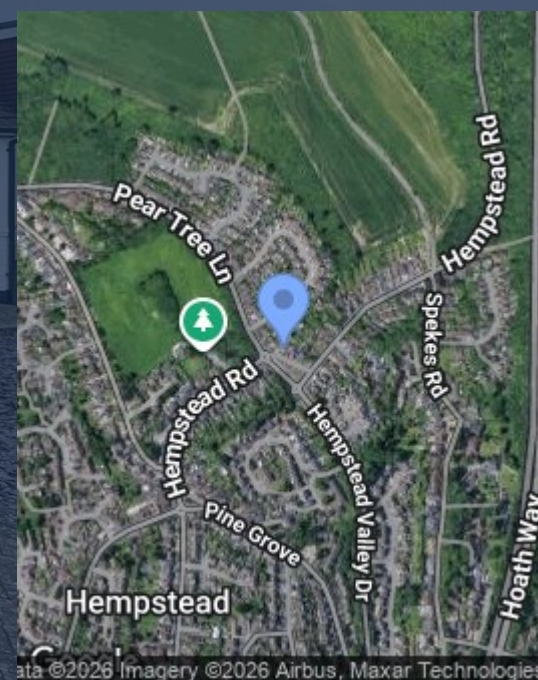


## Energy Efficiency Rating

|                                             | Current   | Potential |
|---------------------------------------------|-----------|-----------|
| Very energy efficient - lower running costs |           |           |
| (92 plus) <b>A</b>                          |           |           |
| (81-91) <b>B</b>                            |           | <b>84</b> |
| (69-80) <b>C</b>                            |           |           |
| (55-68) <b>D</b>                            | <b>58</b> |           |
| (39-54) <b>E</b>                            |           |           |
| (21-38) <b>F</b>                            |           |           |
| (1-20) <b>G</b>                             |           |           |
| Not energy efficient - higher running costs |           |           |

England & Wales

EU Directive  
2002/91/EC



LambornHill have produced these details in good faith and believe they provide a fair and accurate description of the property being marketed. Following inspection and prior to financial commitment prospective buyers should satisfy themselves as to the property's suitability and make their own enquiries, relating to specific points of importance for example condition of items, permissions, approvals and regulations. The accuracy of these details are not guaranteed and they do not form part of any contract.

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