



St. Margarets Street | | Rochester | ME1 1TU

Guide price £950,000



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A rare opportunity to acquire a detached period home on St. Margarets Street in Rochester, offering approximately 1,475 sq ft of beautifully presented accommodation, private parking, and exceptional access to high-speed rail links into London — ideal for high-earning professionals and families seeking a central yet characterful “final move” home.

Positioned in the heart of historic Rochester, this charming detached residence dates back to the 1800s and has been thoughtfully updated, including modern plumbing and wiring, to provide a seamless blend of period character and modern convenience.

The ground floor offers two well-proportioned reception rooms, creating versatile spaces for both entertaining and everyday family living. The layout flows naturally, with a well-appointed kitchen and direct access to a private rear garden, providing a peaceful outdoor retreat rarely found in such a central

- Rare detached period home in central Rochester
- Three spacious bedrooms and three modern bathrooms
- Updated plumbing and wiring for modern convenience
- Off-street parking for multiple vehicles (rare for central Rochester)
- Prime location on sought-after St. Margarets Street
- Two versatile reception rooms ideal for family living
- Private rear garden offering a peaceful outdoor retreat
- Walking distance to Rochester railway station

Front Exterior

The front exterior presents a charming period style with painted white walls and sash windows. A brick wall with a white wooden door and ornamental details provides privacy and character to the entrance. The property is situated on a corner plot, giving it a distinctive and welcoming street presence.

Living Room

23'8" x 15'1" (7.20m x 4.60m)

The living room is a spacious and inviting area, featuring a large bay window that floods the space with natural light. It is centred around a charming black fireplace with ornate detailing, creating a warm and cosy atmosphere. The room is tastefully decorated with a blend of classic and contemporary elements, including a neutral carpet, elegant ceiling beams, and carefully chosen furnishings in deep green and cream tones that complement the room's sophisticated style.

Dining Room

15'1" x 14'5" (4.60m x 4.39m)

This elegant dining room features soft green walls and a striking dark fireplace with a detailed mantelpiece, adding character and focus to the space. The room is illuminated by large windows dressed with classic wall lights and an ornate chandelier, enhancing its refined ambiance. A distinctive marble-top dining table is surrounded by comfortable, tufted chairs, perfect for hosting meals. The dark wooden flooring and subtle decorative touches, complete this sophisticated and welcoming dining area.





Kitchen/Breakfast Room

20'6" x 8'0" (6.24m x 2.44m)

The kitchen/breakfast room is beautifully designed with dark grey cabinetry contrasted by warm wooden countertops, creating a modern yet cosy feel. Patterned floor tiles add personality and charm throughout the space, while several windows ensure plenty of natural light. A large cream-coloured range cooker is a standout feature, complemented by brass fixtures and hanging copper utensils that combine functionality with style. The layout flows efficiently, including seating areas for casual dining or breakfast, and a separate utility area equipped with appliances and additional storage.

Utility Room

9'1" x 5'11" (2.78m x 1.79m)

The utility room offers practical space with matching cabinetry and a wooden work surface that harmonises with the kitchen design. It includes integrated appliances such as a washing machine and dryer, as well as a wine cooler, providing useful storage and functionality. A traditional stable-style door brings character to this compact, well-organised room.

Cellar

15'3" x 13'7" (4.66m x 4.15m)

The basement cellar is a sizeable, characterful space with exposed brick and stone walls, timber beams, and a carpeted floor. It offers ample storage with multiple built-in cupboards and features a television area, making it a versatile room for both utility and leisure. The lighting is recessed into the ceiling, and the walls retain a rustic charm, blending traditional materials with modern finishes.

Landing

The landing presents an elegant welcome with rich dark wooden flooring and a large gold-framed mirror that enhances the sense of space and light. A built-in bench with cushions under the window adds a cosy seating spot. The neutral walls and ceiling height create a bright and airy feel, perfectly complementing the refined décor throughout the home.

Master Bedroom

15'1" x 12'2" (4.60m x 3.71m)

The master bedroom is a calm and spacious retreat featuring built-in wardrobes with a deep blue finish and integrated lighting above the headboard, offering both storage and a luxurious touch. A black cast-iron fireplace with tiled inset adds a charming vintage character, while large windows provide plenty of daylight. Neutral carpeting and soft wall colours create a restful atmosphere, ideal for relaxation.

Ensuite

10'2" x 8'9" (3.10m x 2.66m)

The ensuite bathroom is a stylish and modern space finished in a muted gold and cream palette. It features a corner shower with a glass panel, a white basin set in a dark vanity unit, and a matching toilet. The patterned floor tiles carry through the design theme, while a window provides natural light and ventilation. Classic touches blend with contemporary fittings for a comfortable and attractive bathroom.

Bedroom 2

14'3" x 8'0" (4.34m x 2.44m)

Bedroom 2 offers a bright and comfortable space with dark wood flooring and painted timber window frames. The room includes a black cast-iron fireplace adding character and a traditional touch. Two windows allow natural light to fill the room, enhancing the warm and inviting feel. The exposed wooden ceiling beams introduce an element of rustic charm, complementing the overall aesthetic.

Bathroom

The shower room is a modern and compact space with a sleek black and white design. It includes a walk-in shower with a glass screen, a white basin on a minimalist stand, and a contemporary toilet. The black half-wall panelling contrasts stylishly with light walls and a tiled floor, offering a fresh and clean finish.

Bedroom 3

10'2" x 8'7" (3.10m x 2.62m)

Bedroom 3 is a cosy room with a dark wood floor and noticeable wooden ceiling beams, creating a warm and inviting environment. The neutral walls and window dressings allow plenty of daylight through the window, making the space feel bright and airy. Its compact size is ideal for a child's bedroom, guest room, or study space.

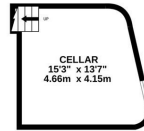
Ensuite

The family bathroom is a bright and spacious room with vibrant turquoise tiling on one wall and a feature wallpaper on the other. It has a classic clawfoot bath, a modern white toilet, and a simple pedestal basin. The rich wooden flooring and a large window add warmth and light, creating a cheerful and stylish space for family use.

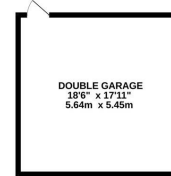
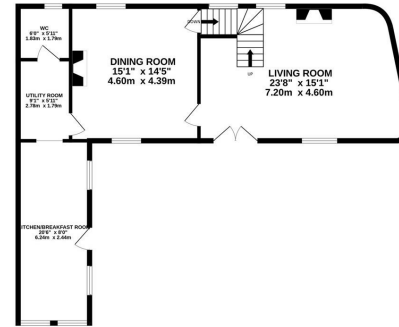
Rear Garden



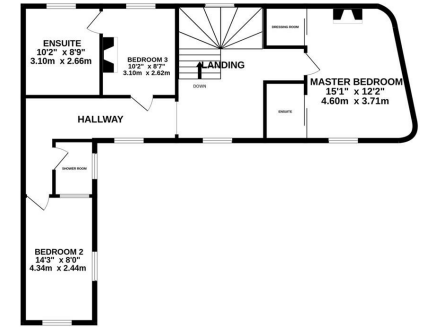
BASEMENT
184 sq.ft. (17.1 sq.m.) approx.



GROUND FLOOR
1117 sq.ft. (104.7 sq.m.) approx.

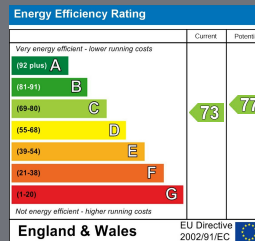


1ST FLOOR
798 sq.ft. (74.1 sq.m.) approx.



TOTAL FLOOR AREA : 2109 sq.ft. (195.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms 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.
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