



Beresford Road
Gillingham | ME7 4ES

Beresford Road , Gillingham, ME7 4ES

Offered to the market with no onward chain, this spacious three-bedroom family home is ideally located close to Gillingham town centre, making it perfect for first-time buyers or those looking to put their own stamp on a property.

The ground floor accommodation comprises a bright and comfortable lounge, a separate dining room, and a generous kitchen/breakfast room, providing plenty of space for both everyday living and entertaining.

Upstairs, the property offers three well-proportioned double bedrooms along with a shower room. Additional benefits include a useful cellar, ideal for storage.

Externally, the home boasts a great-sized rear garden, offering excellent potential for outdoor enjoyment or further landscaping.

Requiring some updating, this property presents a fantastic opportunity to create a wonderful family home in a convenient location.

£280,000



Entrance Hall

Lounge

11'1 x 10'9 (3.38m x 3.28m)

Dining Room

12'2 x 11'3 (3.71m x 3.43m)

Kitchen/Breakfast Room

18'5 x 8'9 (5.61m x 2.67m)

Cellar

14'1 x 11'1 (4.29m x 3.38m)

Bedroom

14'1 x 11'2 (4.29m x 3.40m)

Bedroom

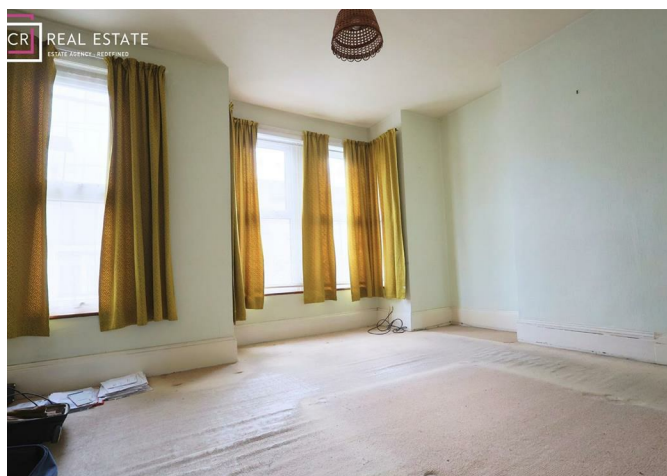
12'2 x 9'3 (3.71m x 2.82m)

Bathroom

7'2 x 6'0 (2.18m x 1.83m)

Bedroom

10'8 x 8'9 (3.25m x 2.67m)





18 - 20 High Street
 Gillingham
 Kent
 ME7 1BB
01634 570057

www.crr realestate.co.uk
twitter.com/CRRealEstateUK
facebook.com/CRRealEstateUK



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

CR Real Estate endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.