

PRICE
£145,000

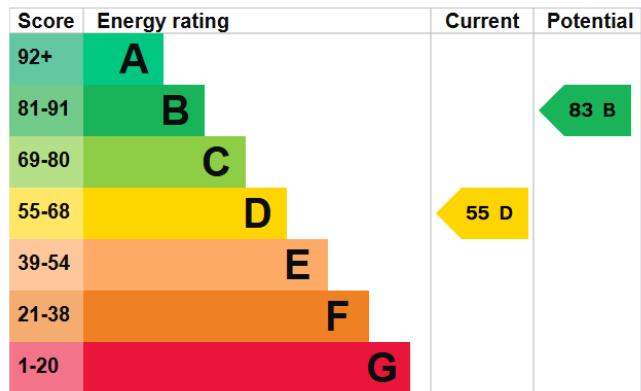
FREEHOLD



**A TWO BED END TERRACED HOUSE WITH
DETACHED GARAGE, IN NEED OF SOME
UPDATING AND IMPROVEMENTS.**

**Berridge Road, Sheerness
ME12 2AF**





GROUND FLOOR
427 sq ft. (39.7 sq m.) approx.

1ST FLOOR
286 sq ft. (26.6 sq m.) approx.



TOTAL FLOOR AREA: 713 sq ft. (66.2 sq m.) approx.
Whilst every effort has been made to ensure the accuracy of the floor plan contained here, measurements of
rooms, windows, doors and any other features are approximate and not guaranteed. We do not guarantee
the accuracy of the floor plan or any measurements contained within it. It is intended for guidance
purposes only and should not be used as such by any third party. The services, fixtures, fittings and
appliances have not been tested and no guarantee
as to their suitability or efficiency can be given.
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This house sounds like a perfect opportunity for someone ready to roll up their sleeves and give it the love it deserves. Located in Sheerness, it's an end terraced house with two double bedrooms and a detached garage! The property has gas central heating and uPVC double glazing where stated. There's a spacious lounge diner which leads to the oak fitted kitchen. From there, you access the ground floor bathroom with a separate shower. Upstairs, you'll find the two double bedrooms. Outside, there's a small yard and a detached single garage, quite the rarity in Sheerness!

Offers are invited in writing after the open day. For viewing appointments, call Mark or Craig at the office.

MONEY LAUNDERING REGULATIONS 2007: Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale. **THE PROPERTY MISDESCRIPTIONS ACT 1991:** Rule and Rule has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. Rule and Rule have not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents. Covenants may apply to this property.