



**Guide Price**  
**£500,000**

**Freehold**

3x 2x 1x

**Thalia Way, Rochester,  
Kent, ME1**

*Wards*  
Helping you move forwards



## Main features

- Modern terraced home with NHBC guarantee
- Located minutes away from Rochester station with high speed services to London
- Driveway with EV charging point
- Popular Riverside development with primary school and children's play park
- Perfect first time buy!

## Accommodation

### GROUND FLOOR

Entrance Hall  
Lounge/Kitchen/Diner: 31'10 x 14'0 (9.71m x 4.27m)  
Cloakroom

### FIRST FLOOR

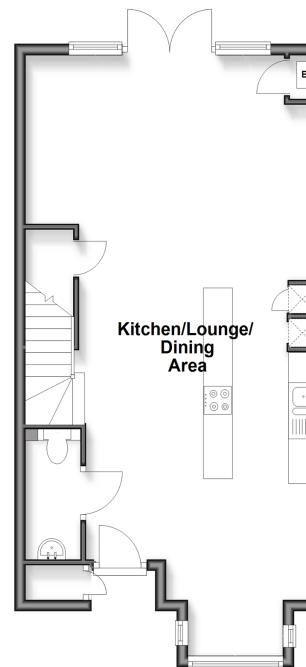
Landing  
Bedroom 1: 12'3 x 10'2 (3.74m x 3.10m)  
Bedroom 2: 14'5 x 9'0 (4.40m x 2.75m)  
Bedroom 3: 10'2 x 8'3 (3.10m x 2.52m)  
Bathroom: 9'0 x 7'0 (2.75m x 2.14m)

### OUTSIDE

Driveway  
Rear Garden

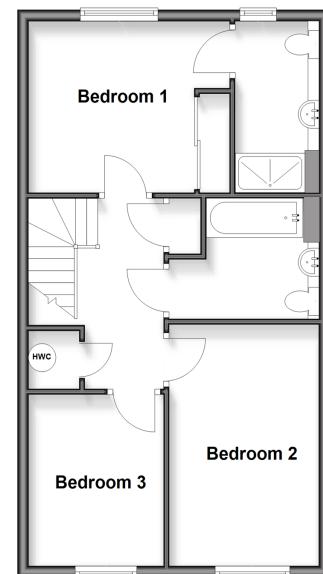
### Ground Floor

Approx. 51.8 sq. metres (557.8 sq. feet)



### First Floor

Approx. 51.2 sq. metres (551.4 sq. feet)



Call Rochester - 01634 830925 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale

