

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Simon Miller & Company. REF: 1447625



For identification only - Not to scale

Approximate Area = 781 sq ft / 72.5 sq m

High Street, Wouldham, Rochester, ME1

214 High Street, Wouldham, Kent, ME1 3UD

ASKING PRICE: £280,000
EPC RATING: C





An EXTENDED two bedroom cottage situated in a secluded position and located in the sought after village of Wouldham. The owners have improved and upgraded their home replacing both the bathroom and downstairs shower room, plus the kitchen. Externally, the property benefits from a low-maintenance rear garden, featuring both a decked seating area and a patio—ideal for outdoor dining and relaxation. At the end of the terrace is a small communal parking area. This property is being offered with NO ONWARD CHAIN so please contact the office to arrange a key accompanied viewing.

**Freehold
EPC: C
Council Tax: B
Full Fibre Broadband Expected Next Year**



- **AN EXTENDED TWO BEDROOM COTTAGE**
- **UPGRADED AND IMPROVED THROUGHOUT**
- **SECLUDED POSITION AWAY FROM THE ROAD**

- **REPLACED BATHROOMS AND KITCHEN**
- **ENCLOSED GARDEN TO REAR**
- **VACANT POSSESSION AVAILABLE**

TAKE A LOOK AT: WWW.SIMONMILLER.CO.UK

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Agents Note: All dimensions are approximate and quoted for guidance only. Reference to appliances, fixtures, fittings and services does not imply that they are necessarily in good condition, fit the purpose or are in working order. Interested parties are advised to obtain verification from their Solicitors as to the Freehold/Leasehold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.

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