



Guide Price
£540,000

Freehold

4x  2x  3x 

**Setford Road, Lords
Wood, Chatham, Kent,
ME5**

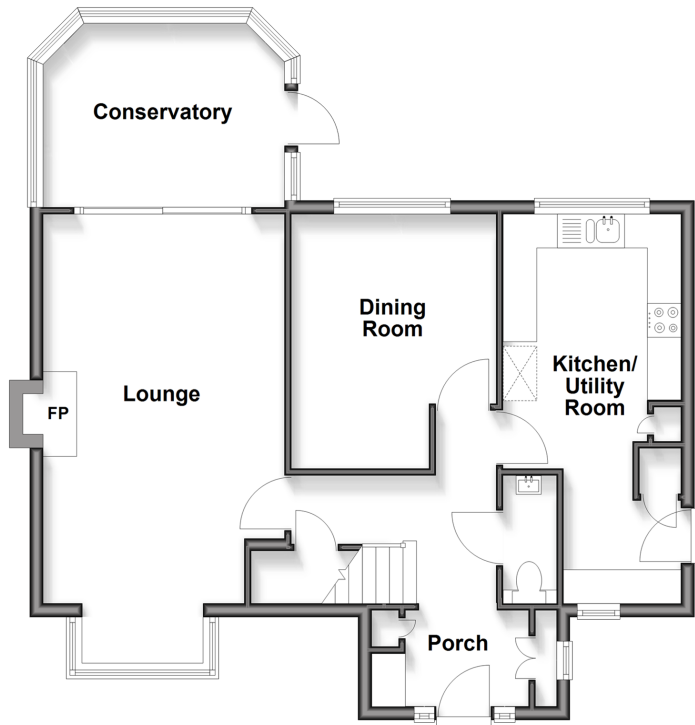
OVER 60?

Secure this property
for up to **59% less!**

Wards
Helping you move forwards

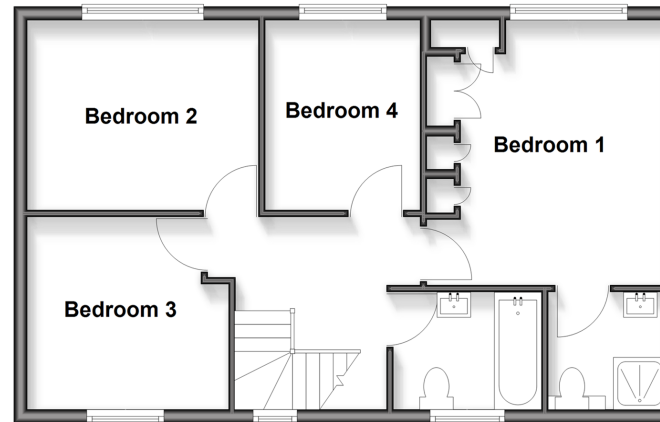
Ground Floor

Approx. 69.3 sq. metres (746.2 sq. feet)



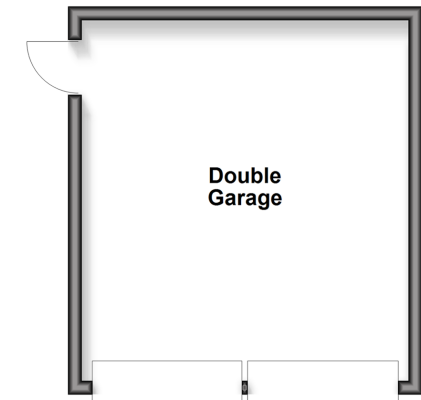
First Floor

Approx. 54.6 sq. metres (587.4 sq. feet)



Outbuilding

Approx. 25.9 sq. metres (279.1 sq. feet)



Accommodation

GROUND FLOOR

Entrance Porch

Entrance Hall

Lounge : 18'6 x 11'0 (5.64m x 3.36m)

Dining Room : 10'0 x 9'7 (3.05m x 2.92m)
narrowing to 7'1 at narrowest point x
2'4 (2.16m x 0.71m)

Kitchen/Utility Room: 13'3 x 8'7 (4.04m x 2.62m) narrowing to 6'0 at narrowest point x 5'2 (1.83m x 1.58m)

Conservatory : 9'0 x 8'9 (2.75m x 2.67m)

FIRST FLOOR

Landing

Bedroom 1 : 12'5 x 11'6 (3.79m x 3.51m)

En Suite Shower : 5'8 x 5'8 (1.73m x 1.73m)

Bedroom 2 : 11'7 x 9'6 (3.53m x 2.90m)

Bedroom 3 : 9'8 x 8'9 (2.95m x 2.67m)

Bedroom 4 : 9'3 x 7'4 (2.82m x 2.24m)

Bathroom : 7'2 x 5'7 (2.19m x 1.70m)

OUTBUILDING

Double Garage & Driveway

OUTSIDE

Front Garden

Rear Garden



Main features

- Immaculate detached home
- Bright and airy conservatory
- Main bedroom with modern en suite
- Double garage plus two driveways
- Well maintained interiors throughout
- A short drive to M2/M20 connections



Nearest Schools

Primary Schools: Kingfisher Community Primary 0.8 miles, Walderslade Primary 0.9 miles, Lordswood Junior School 1.1 miles

Secondary Schools: Holcombe Grammar School 1.3 miles,



Transport Information

Train Stations: Chatham 3.3 miles, Gillingham 3.6 miles, Rochester 5.6 miles



Address

Setford Road, Lords Wood, Chatham, Kent, ME5



Directions

For directions to this property please contact us.



Wards
Helping you move forwards

Call Walderslade Branch 01634 865661 ■ wardsof Kent.co.uk



■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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