



Ferndale Road
Gillingham | ME7 2PD

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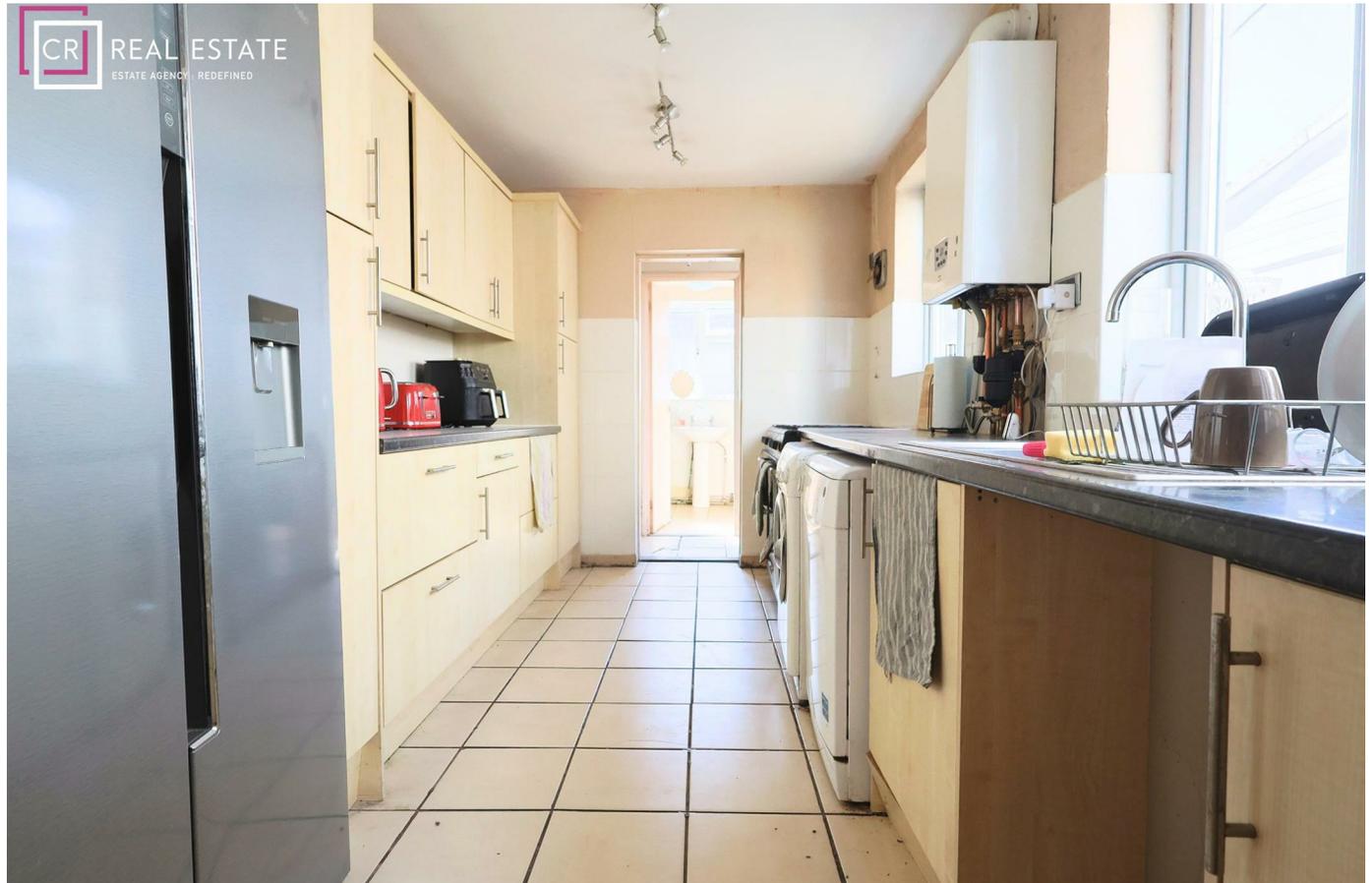
CR Real Estate are delighted to offer with NO ONWARD CHAIN this charming three-bedroom period home which offers spacious and well-proportioned accommodation throughout, with only minor updating required to make it your own. The property boasts three generous double bedrooms, a family bathroom, and the added convenience of a separate shower room.

On the ground floor, you'll find bright and airy living spaces ideal for both relaxing and entertaining, while a useful cellar provides additional storage or potential for further use.

Externally, the home benefits from an enclosed, low-maintenance rear garden, perfect for outdoor enjoyment with minimal upkeep.

Ideally located close to Gillingham town centre and the train station, the property offers excellent access to local amenities and transport links, making it a great choice for commuters, families, or investors alike.

£275,000



Entrance Hall

Lounge

11'0 x 9'9 (3.35m x 2.97m)

Dining Area

12'4 x 10'2 (3.76m x 3.10m)

Kitchen

16'7 x 7'9 (5.05m x 2.36m)

Family Bathroom

7'3 x 6'0 (2.21m x 1.83m)

Cellar

13'2 x 11'0 (4.01m x 3.35m)

Bedroom

13'0 x 11'0 (3.96m x 3.35m)

Bedroom

12'5 x 8'0 (3.78m x 2.44m)

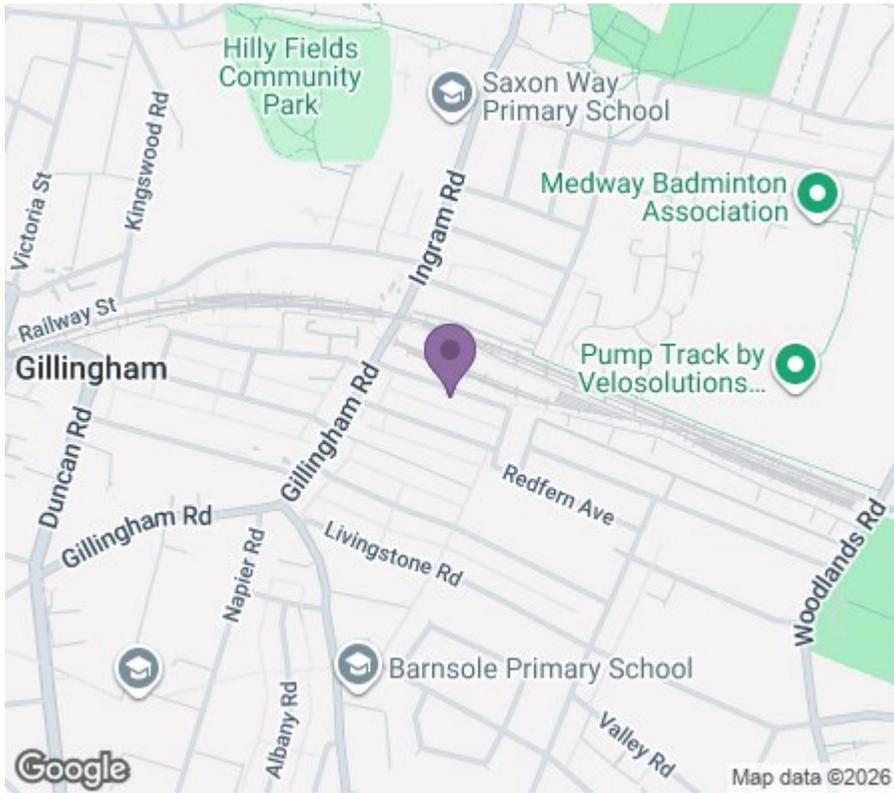
Shower Room

5'4 x 4'7 (1.63m x 1.40m)

Bedroom

10'6 x 7'8 (3.20m x 2.34m)





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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		59	74
(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.