



**Price**  
**£210,000**

**Freehold**

2x  1x  1x 

**Hamilton Road,  
Gillingham, Kent, ME7**

*Wards*  
Helping you move forwards



## Main features

- Generous size lounge
- Gas central heating and double glazed windows
- Great sized garden with outbuilding, perfect for working from home
- Walking distance to local amenities and Gillingham High Street
- Located in a quiet road

## Accommodation

### GROUND FLOOR

Lounge: 17'1 x 10'8 (5.21m x 3.25m)

Bedroom 1: 10'8 into bay x 8'10 (3.25m x 2.69m)

Kitchen: 10'9 x 7'2 (3.28m x 2.19m)

Bathroom

### FIRST FLOOR

Landing

Bedroom 2: 10'5 x 6'1 (3.18m x 1.86m)

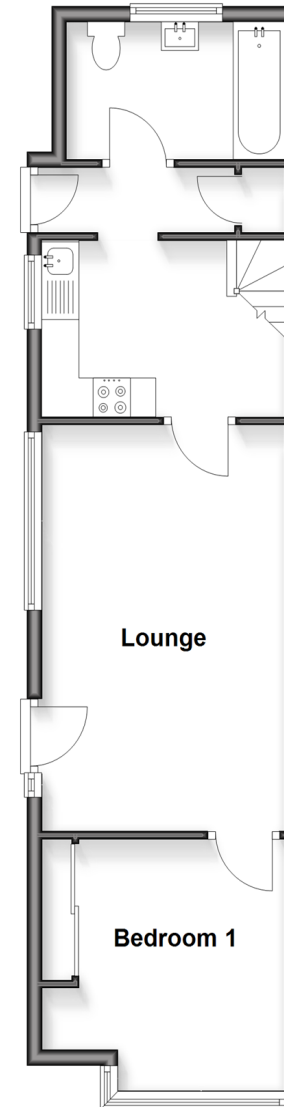
### OUTSIDE

Front Garden

Rear Garden

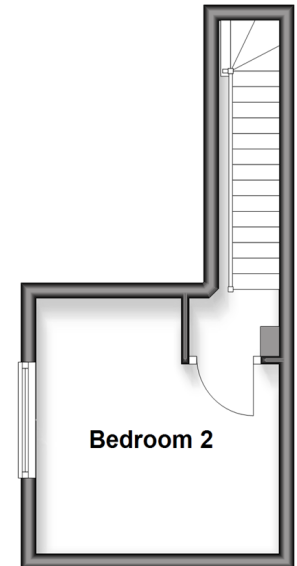
### Ground Floor

Approx. 43.8 sq. metres (471.5 sq. feet)



### First Floor

Approx. 13.6 sq. metres (146.9 sq. feet)



Call Gillingham - 01634 851191 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)

■ If buying or rent, please check if Local Authority licensing schemes apply before proceeding



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