



**OVER 60?**

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

**Price**  
**£350,000**

**Freehold**

3x  1x  1x 

**Linwood Avenue,  
Strood, Rochester, Kent,  
ME2**

*Wards*  
Helping you move forwards



## Main features

- Cul-de-sac location within the sought after Rede Court Road area of Strood
- Driveway to front
- Large conservatory for extra living space
- Walking distance to award winning Broomhill Park
- Ideally located for access to the A2 and walking distance to primary and secondary schools

## Accommodation

### GROUND FLOOR

Entrance Porch  
 Entrance Hall  
 Lounge : 17'10 x 11'0 (5.44m x 3.36m)  
 Kitchen/Diner : 17'5 x 10'6 (5.31m x 3.20m)  
 Conservatory : 17'6 x 10'2 (5.34m x 3.10m)

### FIRST FLOOR

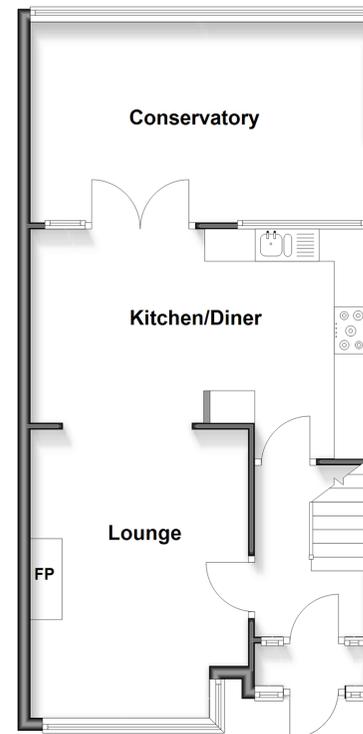
Landing  
 Bedroom 1: 13'11 x 9'5 (4.24m x 2.87m)  
 Bedroom 2: 11'0 x 10'7 (3.36m x 3.23m)  
 Bedroom 3 : 8'2 x 7'8 (2.49m x 2.34m)  
 Bathroom : 6'5 x 5'4 (1.96m x 1.63m)

### OUTSIDE

Driveway  
 Front Garden  
 Rear Garden

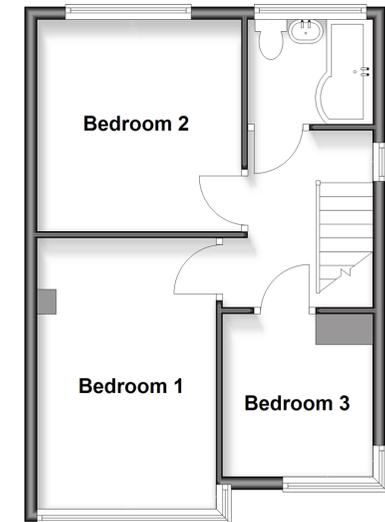
### Ground Floor

Approx. 55.4 sq. metres (596.0 sq. feet)



### First Floor

Approx. 38.6 sq. metres (415.2 sq. feet)



Call Strood - 01634 716597 ■ [wardsof Kent.co.uk](http://wardsof Kent.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 59% less, by purchasing a Lifetime Lease

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



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