



**Guide Price**  
**£500,000**

**Freehold**

4x  2x  2x 

**Gudgeon Crescent, Hoo,  
Rochester, Kent, ME3**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- 4 bedroom modern detached house
- Garage with a handy utility area
- Solar panels fitted
- Under floor heating to the ground floor
- Landscaped garden with pergola
- Village location within close proximity to local convenience store and village pubs

## Accommodation

### GROUND FLOOR

Entrance Hall  
 Cloakroom  
 Playroom/Study : 9'10 x 8'10 (3.00m x 2.69m)  
 Lounge : 19'10 x 11'2 (6.05m x 3.41m)  
 Kitchen/Breakfast Area: 19'5 x 8'5 (5.92m x 2.57m)  
 Conservatory Area: 17'2 x 9'6 (5.24m x 2.90m)

### FIRST FLOOR

Landing  
 Bedroom 1 : 12'0 x 11'4 (3.66m x 3.46m)  
 En-suite Bathroom: 7'6 x 5'2 (2.29m x 1.58m)  
 Bedroom 2 : 11'11 x 9'10 (3.63m x 3.00m)  
 Bedroom 3 : 10'0 x 8'8 (3.05m x 2.64m)  
 Bedroom 4 : 10'3 x 7'10 (3.13m x 2.39m)  
 Bathroom : 8'3 x 6'11 (2.52m x 2.11m)

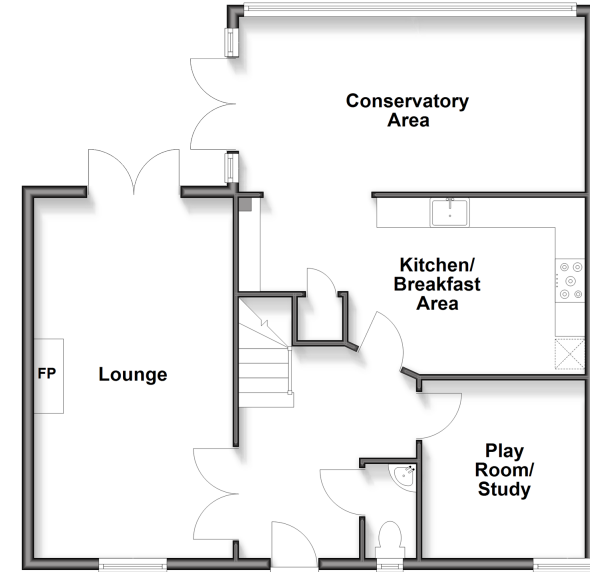
### OUTBUILDING

Garage

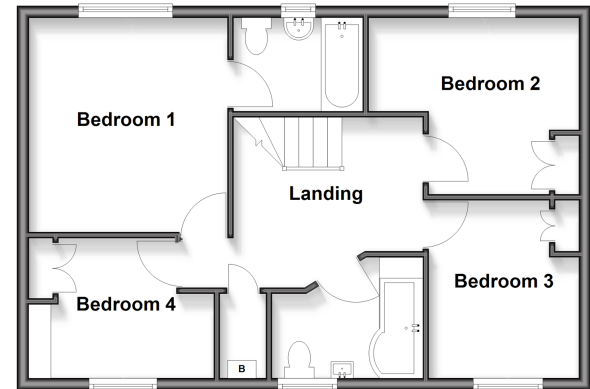
### OUTSIDE

Driveway  
 Front Garden  
 Rear Garden

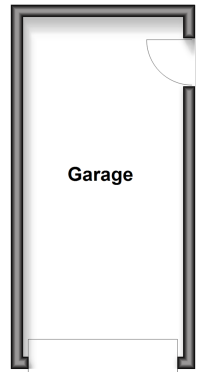
**Ground Floor**  
 Approx. 73.8 sq. metres (794.6 sq. feet)



**First Floor**  
 Approx. 56.1 sq. metres (604.1 sq. feet)



**Outbuilding**  
 Approx. 0.0 sq. metres (0.0 sq. feet)



**Call Strood - 01634 716597 ■ wardsofkent.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



11846799/20251126/TS/CM