

Asking Price £220,000

Grove Road, Chatham,

3 2 1

Summary of Grove Road

Ideal first-time buy or investment! A spacious three-bedroom home with separate reception rooms, a private rear garden and excellent potential, positioned in a convenient central location close to Chatham town centre and mainline station.

Key Features

- Three Bedroom Mid Terrace House
- Excellent First Step Onto The Ladder
- Separate Lounge and Dining Room
- No Chain
- Strong Rental Demand
- Excellent Commuter Links To London
- Blank Canvas To Make Your Own
- Nearby Schools And Amenities
- EPC Grade D (65)
- Council Tax Band B

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Property Description

Situated on Grove Road, this well-proportioned three-bedroom home offers generous living space and fantastic potential for a buyer looking to put their own stamp on a property.

The ground floor comprises a bright front lounge, leading through to a separate dining room, creating a versatile layout ideal for both everyday living and entertaining. To the rear, the fitted kitchen provides ample storage and workspace, with access through to the family bathroom.

Upstairs, the property offers three bedrooms, including two comfortable doubles and a further single room, making it well suited to families, first-time buyers or those working from home.

Externally, the property benefits from a private rear garden, offering a great outdoor space with scope for landscaping or improvement to create a more modern and functional setting.

The home is presented in a clean and functional condition throughout, with clear scope for cosmetic updating—allowing buyers to personalise and add value over time without the need for immediate major works.

About The Area

Grove Road sits within a well-established residential part of Chatham, offering a highly convenient lifestyle with everything you need close at hand. The property is just a short distance from Chatham town centre, where you'll find a wide selection of high street shops, supermarkets, cafes, restaurants and leisure facilities, as well as the popular Pentagon Shopping Centre.

For commuters, the location is particularly appealing. Chatham railway station is within easy reach and provides direct high-speed services into London, including London St Pancras, making it an ideal base for those needing access to the capital. The area is also well connected by road, with good links to the A2/M2 for routes towards London, the coast and surrounding Kent towns.

Families are well catered for with a range of local primary and secondary schools nearby, along with further education options such as MidKent College. There are also several parks and green spaces in the area, including Great Lines Heritage Park, offering open space for walking, recreation and family activities.

Chatham itself continues to benefit from ongoing regeneration, with investment into the waterfront and surrounding areas, bringing new amenities, housing and employment opportunities, making it an increasingly popular choice for both homeowners and investors.

Overall, the area offers a balance of convenience, connectivity and long-term potential, appealing to a wide range of buyers.

Lounge

3.71m x 2.90m (12'2 x 9'6)

Dining Room

3.71m x 3.00m (12'2 x 9'10)

Kitchen

2.79m x 2.01m (9'2 x 6'7)

Bathroom

3.00m x 1.80m (9'10 x 5'11)

Bedroom One

3.81m x 3.00m (12'6 x 9'10)

Bedroom Two

3.81m x 2.90m (12'6 x 9'6)

Bedroom Three

2.79m x 2.01m (9'2 x 6'7)

About LambornHill

Our agency has grown steadily over the years, built on a foundation of recommendations, reputation, and respect.

Since 2009, we have been helping buyers, sellers, landlords, and tenants navigate the property market in Sittingbourne and the wider Swale area. Our experienced team is dedicated to providing expert advice, tailored solutions, and a seamless property journey. With a strong local reputation built on trust and results, we are here to make your next move a success. Contact us today and experience the LambornHill difference.

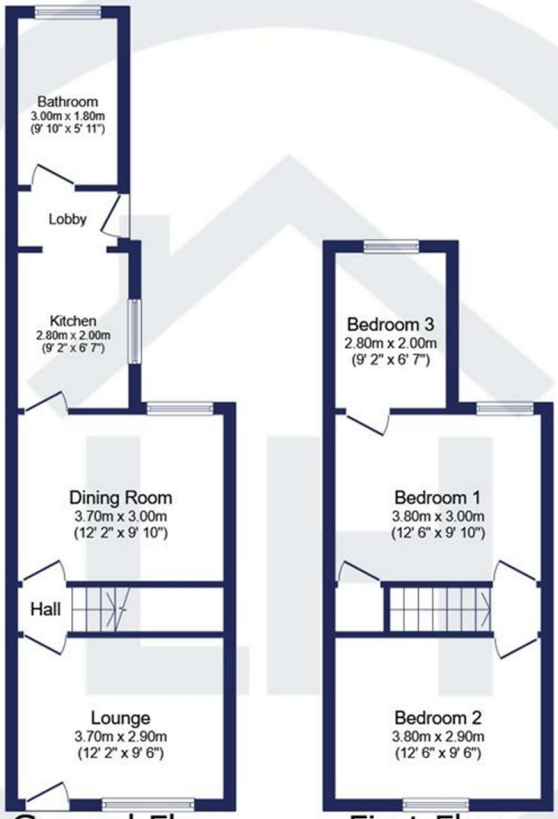
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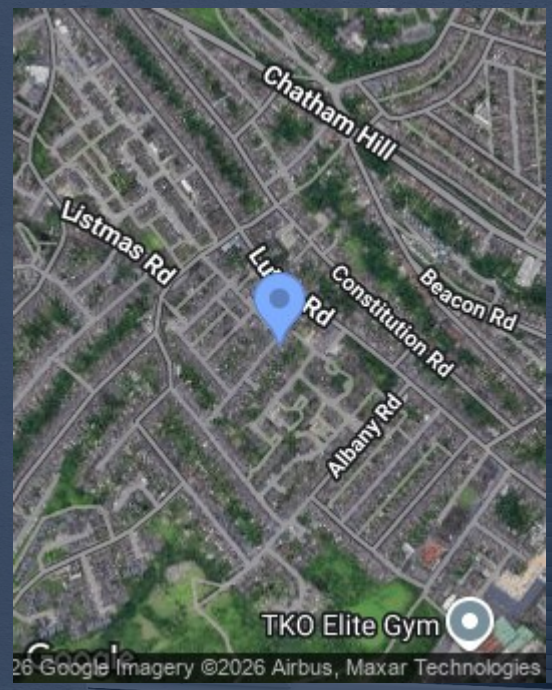
Ground Floor
Floor area 38.9 sq.m.
(419 sq.ft.)

First Floor
Floor area 31.3 sq.m.
(337 sq.ft.)

Total floor area: 68.66 sq.m. (738.79 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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LambornHill have produced these details in good faith and believe they provide a fair and accurate description of the property being marketed. Following inspection and prior to financial commitment prospective buyers should satisfy themselves as to the property's suitability and make their own enquiries, relating to specific points of importance for example condition of items, permissions, approvals and regulations. The accuracy of these details are not guaranteed and they do not form part of any contract.

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