



**Guide Price**  
**£220,000**

**Freehold**

2x  1x  1x 

**Arden Street,  
Gillingham, Kent, ME7**

**OVER 60?**

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

*Wards*  
Helping you move forwards



## Main features

- Chain free
- Refurbished to create a lovely home
- Ideal first time buy
- Close to the Great Lines parkland
- Situated within walking distance to Gillingham High Street and main line station

## Accommodation

### GROUND FLOOR

Lounge/Diner: 24'5 x 12'3 (7.45m x 3.74m)

Kitchen: 9'6 x 7'2 (2.90m x 2.19m)

### BASEMENT

Cellar: 12'3 x 9'9 (3.74m x 2.97m)

### SPLIT LEVEL FIRST FLOOR

Landing

Bedroom 1: 12'3 x 9'9 (3.74m x 2.97m)

Bedroom 2: 13'7 x 9'4 (4.14m x 2.85m)

En-suite Shower Room

### OUTSIDE

Front Garden

Rear Garden

**Ground Floor**  
Approx. 33.4 sq. metres (359.2 sq. feet)

**Split Level First Floor**  
Approx. 33.3 sq. metres (358.2 sq. feet)



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

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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