



2 Nore Close

• Darland, Gillingham

Guide Price: £375,000 - £400,000



2, Nore Close, , ME7 3DG
Asking Price £375,000

- THREE BEDROOM SEMI DETACHED HOME
- GARAGE
- DRIVEWAY
- WET ROOM
- GENEROUS SIZE REAR GARDEN
- IN NEED OF MODERNISATION
- SOUGHT AFTER DARLAND LOCATION
- CHAIN FREE
- CTAX BAND
- EPC RATING: AWAITING

This charming 3 bedroom semi detached home is located in the sought after Darland area. The property offers tremendous potential and benefits from a driveway, garage, generous size rear garden and offered to the market chain free.

EPC Rating: Awaited.

Entrance Hall
6'0" x 12'11" (1.84m x 3.95m)

Lounge
11'10" x 12'11" (3.61m x 3.94m)

Dining
8'11" x 9'8" (2.72m x 2.95m)



Kitchen
8'11" x 9'8" (2.74m x 2.95m)

Landing
8'0" x 9'9" (2.45m x 2.98m)

Bedroom 1
10'0" x 10'10" (3.07m x 3.32m)

Bedroom 2
10'0" x 11'8" (3.05m x 3.58m)

Bedroom 3
7'10" x 6'7" (2.41m x 2.03m)

Wet Room
7'11" x 5'4" (2.43m x 1.63m)

Garage
8'3" x 23'5" (2.53m x 7.16m)

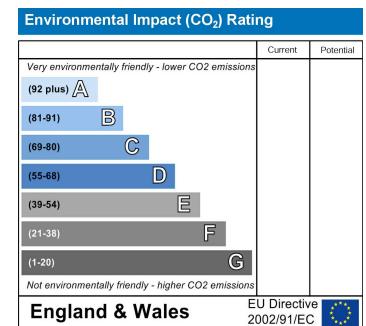
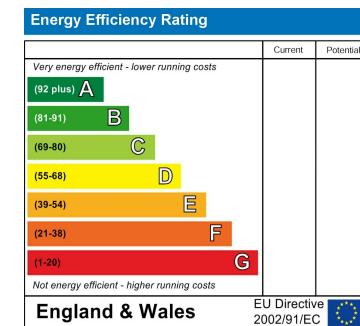
Garden
50 approx (15.24m approx)



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NB
HARRISONS REEVE recommend a panel of solicitors, including V E White And Co, Burtons Solicitors, Hawkridge and Company and Apex Law as well as the services of Henchchurch Lane Financial Services, for which we may receive a referral fee of £150 plus VAT per transaction.



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GROUND FLOOR
613 sq.ft. (57.0 sq.m.) approx.

1ST FLOOR
417 sq.ft. (38.7 sq.m.) approx.



TOTAL FLOOR AREA : 1030 sq.ft. (95.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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