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www.harrisonsreeve.com

2 Albany Terrace Albany Road

• Gillingham

Price: £1,300 Per Month





2 Albany Terrace, Albany Road, , ME7 4HR
£1,300 Per Month

- RENT £1,300PCM, SECURITY DEPOSIT £1,500, TENANT HOLDING DEPOSIT EQUAL TO 1 WEEK'S RENT
- 2/3 BEDROOM MID TERRACE HOUSE
- LET UNFURNISHED & AVAILABLE WITH IMMEDIATE EFFECT
- 2 RECEPTION ROOMS, KITCHEN AND BATHROOM TO GROUND FLOOR
- EPC RATING "D"; MEDWAY COUNCIL TAX BAND "B"
- LOW MAINTENANCE REAR GARDEN
- LOCATED IN AN ALLEYWAY LOCATION

Located in Albany Terrace, Albany Road in Gillingham, this delightful terraced house offers a perfect blend of comfort and convenience. Spanning an inviting 801 square feet, the property boasts two spacious reception rooms, ideal for both relaxation and entertaining guests. The well-proportioned layout ensures that each room flows seamlessly into the next, creating a warm and welcoming atmosphere.

The house features three generously sized bedrooms, with bedroom three accessed via bedroom 2, providing ample space for families or those seeking a home office. Each bedroom is filled with natural light, enhancing the overall sense of space and tranquillity. The single bathroom is thoughtfully designed, catering to the needs of modern living while maintaining a classic appeal.

Situated in a vibrant community, this property is conveniently located near local amenities, schools, and transport links, making it an excellent choice for families and commuters alike. The surrounding area offers a variety of parks and recreational facilities, perfect for outdoor enthusiasts.

This terraced house on Albany Terrrace presents a wonderful opportunity for those looking to establish their home in Gillingham. With its charming features and practical layout, it is sure to attract interest from a range of buyers. Do not miss the chance to make this lovely property your own.

Entrance Hall

Lounge
12'5" into bay x 8'9" (3.80m into bay x 2.68m)

Dining Room
12'2" x 10'10" (3.71m x 3.31m)

Kitchen
9'1" x 7'11" (2.78m x 2.42m)

Bathroom
7'11" x 5'11" (2.42m x 1.81m)

Landing

Bedroom 1
12'2" x 9'10" (3.71m x 3.01m)

Bedroom 2
12'2" x 10'10" (3.71m x 3.32m)

Bedroom 3
9'3" x 7'10" (2.82m x 2.41m)

Exterior

Rear Garden
Approx. 60' in length mainly laid to lawn and patio area. Fenced to boundaries.

Important Notice
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1. They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.

2. It should not be assumed that the property has all necessary planning, building regulations or other consents and Harrisons Reeve have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise

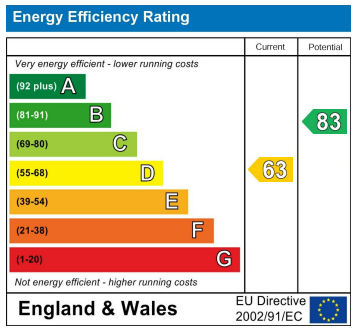
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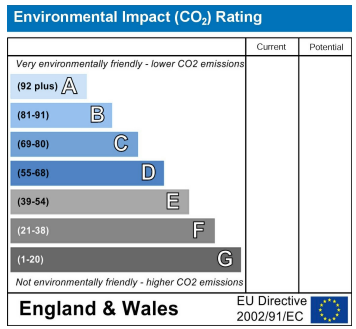












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GROUND FLOOR
429 sq.ft. (39.8 sq.m.) approx.

1ST FLOOR
372 sq.ft. (34.6 sq.m.) approx.



HARRISONS REEVE

TOTAL FLOOR AREA : 801 sq.ft. (74.4 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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