



**Maidstone Road**  
Rochester | ME1 3BU



# Maidstone Road , Rochester, ME1 3BU

CR Real Estate are delighted to offer for sale this spacious period property situated a short walk from Rochester town centre. The property is offered to the market with NO ONWARD CHAIN and an internal viewing is recommended to fully appreciate the size of the property that is on offer. The property does require some finishing. Benefits include two spacious reception rooms with a large kitchen diner and shower room to the ground floor. The first floor has four bedrooms and a separate family bathroom. External benefits include an enclosed garden to the rear and off street parking to the front. Please call us now to arrange your appointment to view. Council Tax Band D.

- Large Period Home
- No Onward Chain
- Four Bedrooms
- Off Street Parking
- Spacious Living Accommodation
- Close To Town Centre
- Kitchen/Diner
- Council Tax Band D
- Call Now to book a viewing

Offers Over £500,000



## Entrance Hall

## Lounge

15'3 x 14'7 (4.65m x 4.45m)

## Dining Room

13'3 x 12'9 (4.04m x 3.89m)

## Kitchen/Diner

28'0 x 11'6 (8.53m x 3.51m)

## Shower Room

11'6 x 6'7 (3.51m x 2.01m)

## Bedroom

15'0 x 14'5 (4.57m x 4.39m)

## Potential En Suite

10'9 x 4'9 (3.28m x 1.45m)

## Bedroom

13'6 x 12'10 (4.11m x 3.91m)

## Bedroom

12'2 x 8'7 (3.71m x 2.62m)

## Bedroom

9'8 x 8'7 (2.95m x 2.62m)

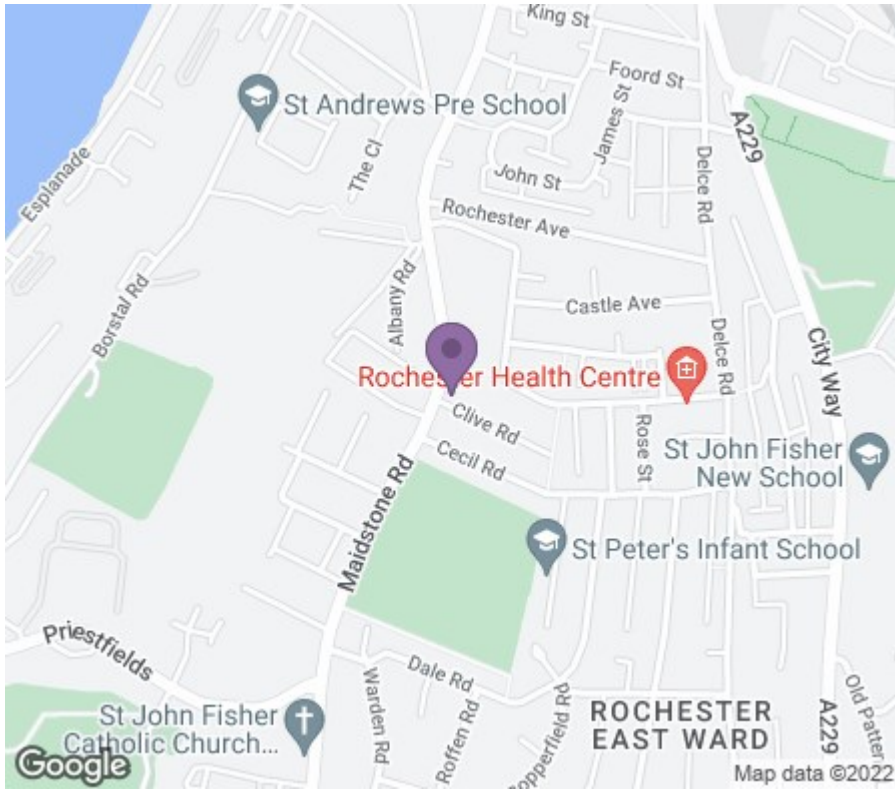
## Bathroom

8'7 x 5'6 (2.62m x 1.68m)

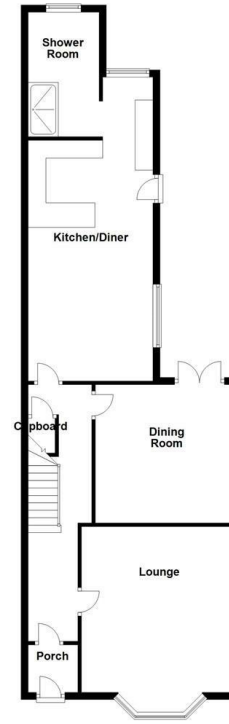
## Cloakroom/WC

5'1 x 2'6 (1.55m x 0.76m)

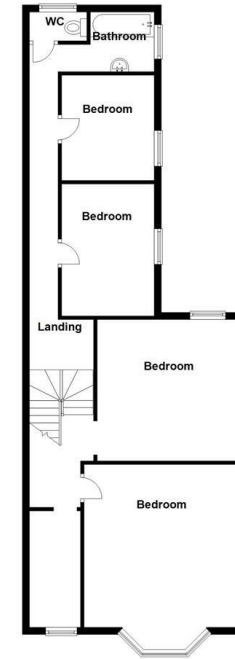




Ground Floor



First Floor



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales		
EU Directive 2002/91/EC		

CR Real Estate endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.