



30, High Street, Wouldham, ME1 3XB
£275,000

About this property.....

CHAIN FREE This deceptively spacious 3 bedroom house comes with the benefit of being chain free. The current owners have altered the accommodation which now offers an generous open-plan living-dining space along with a large kitchen-breakfast room on the ground floor. On the first floor you will find a large bedroom at the front with storage, a smaller bedroom and an independently accessed bathroom. On the second floor, you will find the third bedroom and en-suite. The views from the back are great and look over the playing fields and to the North Downs countryside beyond. There is a generous sized garden which is currently low maintenance but also a blank canvas for a keen gardener to be creative. We expect this competitively priced home to be popular so please contact us to arrange a viewing.

Situation.....

Looking for a peaceful escape near the Medway towns, including the charming city of Rochester? Wouldham village offers just that! Outdoor enthusiasts will love the scenic walks along the North Downs Way or the River Medway, followed by a tasty Sunday roast and pint of real ale at The Medway Inn or a flavourful meal at the adjacent Ruby's Indian restaurant. In the summertime, The Watermans Inn is the perfect spot for a cold pint in their inviting beer garden, while winter brings the cozy warmth of their Inglenook fireplace and delicious pub grub. The village's recently relocated primary school boasts a Good rating from Ofsted and is set to grow even stronger. Commuters have easy access to the M2 and M20 motorways via nearby Blue Bell Hill, and Halling Station is just a 10-minute (1.8 mile) bike ride away with trains to St Pancras International in as little as 46 minutes (including a change). If you prefer driving, Ebbsfleet International is only 22 minutes (14 miles) away by car, with trains to London St. Pancras taking only 19 minutes.







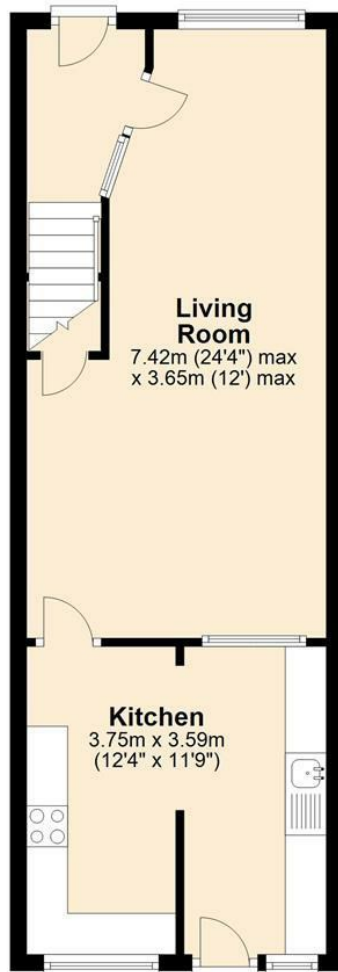


Useful Information.....

Three Bedrooms
Chain Free
Spacious Living - Dining Room
Independently Accessed First Floor Bathroom
Bedroom & En-Suite On 2nd Floor
Village Location
Far Reaching View Of The North Downs
Good Sized Rear Garden
Just 850m To Wouldham Primary School
13.5 Miles To Ebbsfleet International with Trains to London St Pancras from 17 Minutes

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Ground Floor



First Floor



Second Floor



Total area: approx. 90.6 sq. metres (974.8 sq. feet)

Agents Notes

Floor plans produced for illustrative purposes only. The position and sizes of doors, windows, rooms and other items are approximate and no responsibility is taken for any error, omission or mis-statement. These particulars are produced for information only and do not form part of any contract. The agent has not had sight of any title documents. Fixtures, fittings and services not tested.



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