



## 7 Lyle Close

, Strood, Rochester, ME2 3DF

**Offers Over £375,000**



OPEN DAY 16TH APRIL - CALL TO RESERVE YOUR SLOT. Tucked away in a sought after cul-de-sac in Strood is this beautifully presented 3 bedroom semi detached family home. The present owners have spent much love, care and attention in refurbishing the property to make it the home it is today. The entrance area provides a convenient space for removing shoes and coats before entering the neutrally decorated living space downstairs. The large lounge/diner is a great size and offers under stairs storage and openly flows into the kitchen from this area. The ultra modern fitted kitchen was installed in 2020 and comes complete with integrated washing machine, tumble dryer and dishwasher with plenty of worktop space. Also located downstairs is a handy cloakroom/wc. The first floor landing provides access to the modern family bathroom and the 3 separate bedrooms. The master bedroom to the front is large enough to accommodate a super king size bed. As standard the property comes with double glazed windows and gas central heating. The gardens to the front and rear have artificial lawn and are easy to maintain, the front offers a shed and gate. There is also a gated side access which can be used for extra storage and boasts both a hot and cold external tap (great for filling up paddling pools in the summer). There is parking for 2 cars in tandem at the front. Within walking distance is a local children's swing park, primary schools and the train station. Located just over the river is Historic Rochester with its glorious castle and cathedral. VIRTUAL TOUR AVAILABLE.



- Porch
- Lounge/diner
- Kitchen
- Cloakroom/WC
- Stairs and Landing
- Family bathroom
- Bedroom 1
- Bedroom 2
- Bedroom3
- Rear Garden
- Front Garden
- Parking

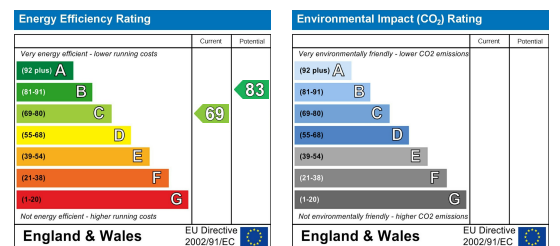
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.