



# 531 Maidstone Road

Rochester ME1 3PJ

**Offers Around £270,000**

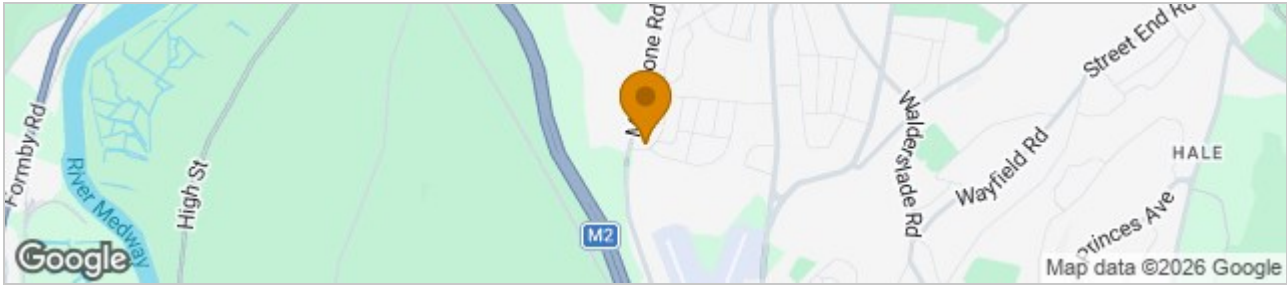


Nestled on Maidstone Road in the charming town of Rochester, this delightful mid-terrace house offers a perfect blend of comfort and convenience. Built in the 1940s, this post-war property spans an impressive 840 square feet and features two spacious double bedrooms, making it an ideal home for families or professionals alike. Upon entering via the hallway, you will find a well-appointed lounge and a well equipped fitted kitchen, providing a warm and inviting space for both relaxation and entertaining. The family bathroom is conveniently located on the first floor, ensuring easy access for all residents. Externally, the property boasts a well-maintained rear garden, perfect for enjoying the outdoors or hosting summer gatherings. The front of the house features a block-paved driveway, offering parking for up to two vehicles, a valuable asset in this sought-after area. Situated in the desirable ME1 postcode, this home is within walking distance to schools catering to all ages, including the esteemed boys' and girls' grammar schools. Additionally, the property benefits from easy access to motorway links, making commuting a breeze.

With an Energy Performance Certificate rating of C and a council tax band of B, this property is not only appealing but also efficient. This mid-terrace house on Maidstone Road presents an excellent opportunity for those seeking a well-located and comfortable home in Rochester. Don't miss your chance to make it yours.



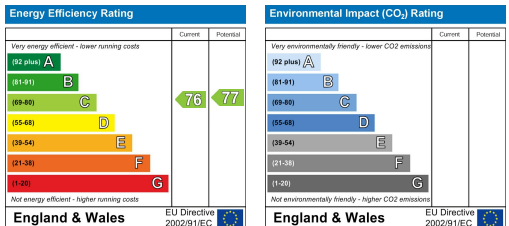
## Area Map



## Floor Plans

 <p><b>Ground Floor</b></p>	 <p><b>Approximate total area<sup>®</sup></b> 618.5 ft<sup>2</sup> 57.46 m<sup>2</sup></p>
 <p><b>Floor 1</b></p>	<p>(1) Excluding balconies and terraces.</p> <p>While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.</p> <p>Calculations are based on RICS IPMS 3C standard.</p> <p><b>GIRAFFE360</b></p>

## Energy Efficiency Graph



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