



9 Kings Mews Crow Lane, Rochester, ME1 1RE

Guide Price £280,000

GUIDE PRICE £280,000 TO £290,000. VIRTUAL TOUR AVAILABLE.

2 DOUBLE BEDROOMS**EN-SUITE**OPEN PLAN LOUNGE KITCHEN DINER**CENTRAL ROCHESTER LOCATION*

A rare opportunity to purchase this immaculate and spacious gated apartment with tasteful decor in central Rochester. The apartment is located just off of the cobble High Street which boasts many quaint bars, restaurants, and unique shops along with the Castle and Cathedral.

Kings Mews has a private gated entrance and the apartment on offer is via a communal entrance situated on the 1st floor. The lounge, kitchen and diner is open plan for that sleek modern feel. There are two good size double bedrooms with an en-suite to the master. The main bathroom is located off of the spacious hallway which also boasts handy built in storage cupboards. Added benefits include gas central heating via the boiler which was installed in 2019, double glazed windows, allocated parking and NO CHAIN.

Rochester has grown to become one of England's finest locations, with its very own Castle and Cathedral and was home to England's very own Charles Dickens with the festival being celebrated each year.

Call us now to book your slot to view.

- Lease: 107 years remaining
- Ground rent: £200 per annum
- Service charge: £1,000 per annum (inclusive of management fee)

communal entrance

hallway

lounge/diner 13'3" x 9'3" (4.04 x 2.82)

kitchen area 10'6" x 17'10" (3.22 x 5.44)

this measurement includes the fitted units

bathroom 7'10" x 5'6" (2.40 x 1.68)

this measurement includes the fitted units

bedroom 1 15'7" x 9'9" (4.75 x 2.99)

this measurement includes the fitted furniture

ensuite 10'7" x 2'11" (3.23 x 0.90)

this measurement includes the fitted suite

bedroom 2 11'11" x 9'8" (3.64 x 2.97)

parking

allocated for one car

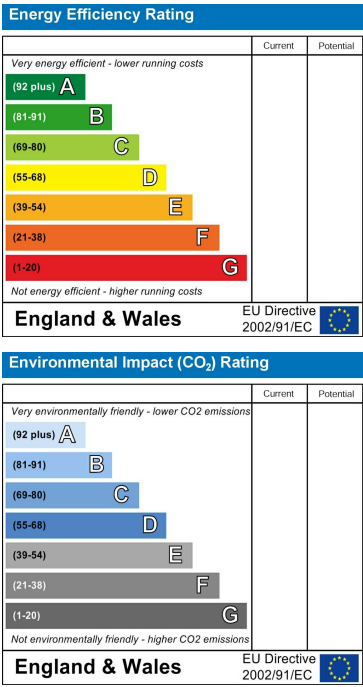
Floor Plan



Area Map



Energy Efficiency Graph



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