



# 140 Kingsmead Park

Allhallows ME3 9TA

**Offers Around £85,000**



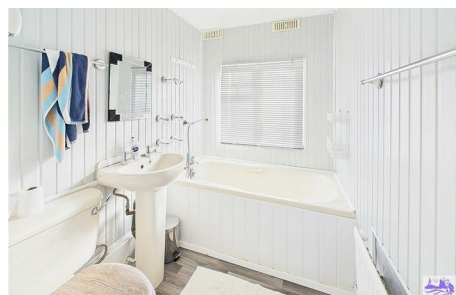
Nestled in the tranquil setting of Kingsmead Park, Allhallows, Rochester, this charming park home presents a unique opportunity for those seeking a peaceful retreat. Designed for individuals aged over 50, this property is perfect for those looking to downsize or enjoy a quieter lifestyle in a semi-rural environment.

The home features one well-proportioned bedroom, complemented by a small office or store room, ideal for those who require a dedicated space for work or hobbies. The inviting lounge area provides a comfortable setting for relaxation, while the kitchen offers the potential for personalisation and modernisation.

This property is in need of complete refurbishment, allowing you to create a home that reflects your personal style and preferences. With the added benefit of being chain-free, the process of acquiring this property can be straightforward and hassle-free.

The location of Kingsmead Park offers a serene atmosphere, surrounded by nature, yet remains conveniently close to local amenities. This park home is EPC exempt, making it an appealing choice for those looking to invest in a property with potential.

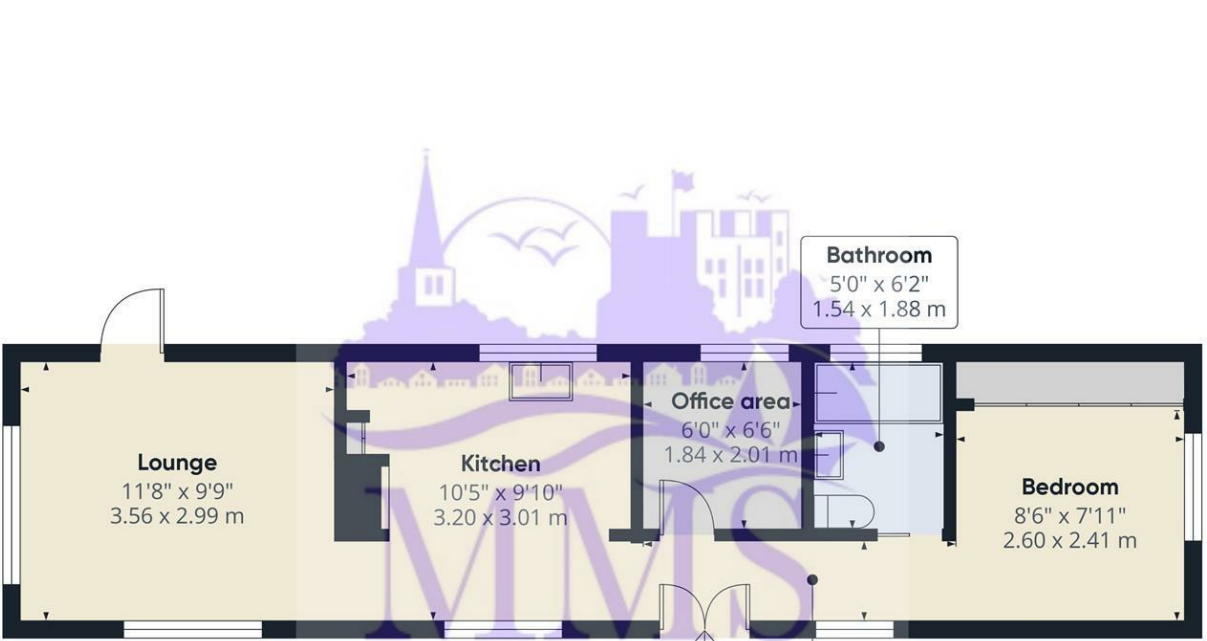
In summary, this park home is a blank canvas awaiting your creative touch, set in a lovely semi-rural location. If you are ready to embrace a new chapter in a peaceful community, this property could be the perfect fit for you. Tenure: Park Homes are neither Leasehold nor Freehold but makes the ideal home.




## Area Map



## Floor Plans





**Approximate total area<sup>(1)</sup>**  
403.75 ft<sup>2</sup>  
37.51 m<sup>2</sup>

**Hallway**  
11'2" x 3'3"  
3.42 x 1.00 m

**Office area**  
6'0" x 6'6"  
1.84 x 2.01 m

**Bathroom**  
5'0" x 6'2"  
1.54 x 1.88 m

**Bedroom**  
8'6" x 7'11"  
2.60 x 2.41 m

**Kitchen**  
10'5" x 9'10"  
3.20 x 3.01 m

**Lounge**  
11'8" x 9'9"  
3.56 x 2.99 m

*Let our family look after yours*

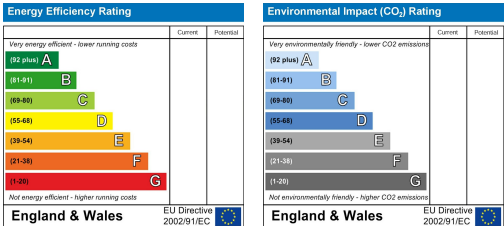
(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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## Energy Efficiency Graph



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