



42 Templars Drive

Strood ME2 3FD

Offers Around £425,000



Nestled in the desirable area of Templars Drive, Strood, this modern detached house offers a perfect blend of comfort and convenience. Built in 2017 the property spans an impressive 1126 total square feet and features a well-designed layout that caters to contemporary living. Upon entering, you will be welcomed with a bright and airy hallway, followed by a spacious lounge that provides an ideal space for relaxation and entertaining, whilst having direct access and overlooking the rear garden. The modern kitchen/diner is a highlight of the home overlooking Larkin Farm, you will have access to picturesque scenes all year, making it the perfect location for family meals or gathering with friends. A convenient downstairs cloakroom adds to the practicality of the ground floor as well as ample storage under the stairs. The first floor comprises three well-proportioned bedrooms, including a master suite complete with an en-suite shower room for added privacy. The third bedroom is currently utilized as an office and dressing room, showcasing the versatility of the space to suit your lifestyle needs. The family bathroom has been modernised with a handheld shower and rain shower, ensuring facilities for all. Externally, the property boasts a lovely rear garden, featuring a combination of grass, patio, and decking areas, ideal for outdoor entertaining or simply enjoying the fresh air. The single garage, with its vaulted ceiling, provides excellent storage options, while the driveway accommodates two cars, enhancing the convenience of this home. With an EPC rating of B and situated within council tax band E, this property is not only modern and stylish but also energy-efficient. Its prime location offers easy access to local schools, shops, bus routes, train lines and motorway links, making it an excellent choice for families and commuters alike. This delightful home is ready to welcome its new owners, offering a wonderful opportunity in a thriving community.



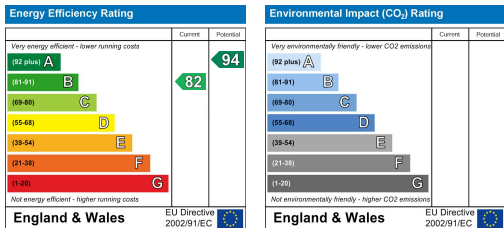
Area Map



Floor Plans

<p style="text-align: center;">Ground Floor</p>	<p style="text-align: center;">Approximate total area[®] 1126.66 ft² 104.67 m²</p>
<p style="text-align: center;">Floor 1</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 style="text-align: center;">GIRAFFE360</p>

Energy Efficiency Graph



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