



# 1 Cambridge Road Strood ME2 3HW

**Offers Over £325,000**



Nestled on the desirable Cambridge Road in Strood, this charming semi-detached house offers a delightful blend of comfort and convenience. Built around 1930, the property spans an impressive 958 square feet and is well-maintained, making it move-in ready for its new owners.

Upon entering, you are greeted by a spacious reception room that exudes warmth and character. The modern kitchen/diner is a standout feature, providing an ideal space for family meals and entertaining guests. With two generously sized double bedrooms, this home is perfect for small families or those seeking extra space. There is a convenient rear lobby area, being utilised as a coats room.

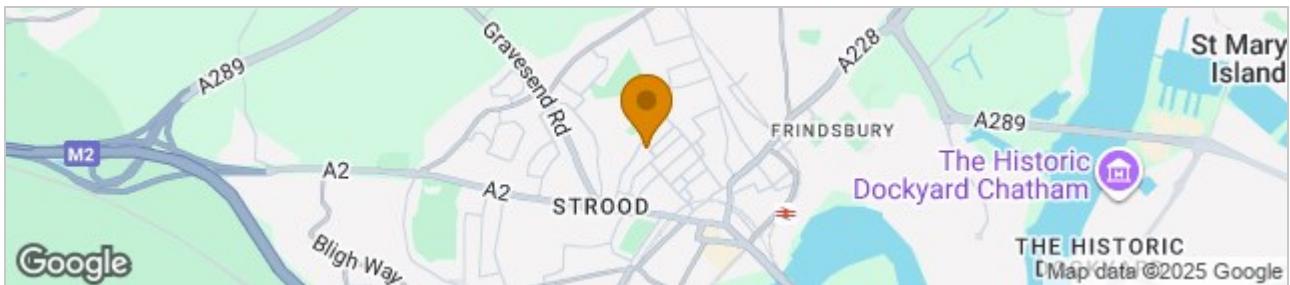
The upstairs family bathroom is thoughtfully designed, ensuring practicality for everyday living. Outside, the property boasts a lovely rear garden, perfect for enjoying the outdoors, as well as parking for two vehicles, including a garage and driveway.

Situated in a sought-after residential area, this home is within walking distance to excellent primary schools, and the train station with the fast service to London, making it an ideal choice for families and commuters alike. Additionally, the nearby Broom Hill Park offers a wonderful green space for leisure and recreation.

With a council tax band of C, this lovely home presents an excellent opportunity for those looking to settle in a vibrant community. Don't miss the chance to make this charming property your own.



## Area Map



## Floor Plans

**Ground Floor Building 1**

**Floor 1 Building 1**

**Ground Floor Building 2**



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Approximate total area<sup>(1)</sup>  
882.97 ft<sup>2</sup>  
82.03 m<sup>2</sup>

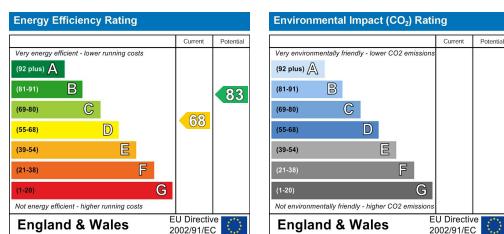
(1) Excluding balconies and terraces

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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