Greenleaf
Sales • Lettings • Mortgages

29 Pilots View

Chatham, ME4 6BF

GREENLEAF PROPERTY SERVICES are delighted to introduce this beautifully presented modern DETACHED house to the market, on the sought-after and ideally located Horsted Park, Chatham. Built approx 2012, and available to the market for the first time since then, this fantastic family home boasts two double bedrooms, an en suite, fitted wardrobes, a recent new fully integrated kitchen, and an open-plan layout downstairs with tri-fold doors out to the garden. Further benefits include a useful downstairs WC/cloakroom, a low-maintenance private rear garden, allocated parking, and the opportunity of simply moving in, unpacking, and enjoying.

The layout briefly consists of: Hallway giving access to WC/cloakroom, open-plan kitchen/dining area and lounge out to garden, and stairs up to first floor; The upstairs landing gives access to the master bedroom with en suite, double bedroom two, and family bathroom.

Enviably located on the highly sought-after exclusive Horsted Park development, this delightful modern two bedroom detached house is close to all shopping and leisure amenities, A2/M2/M20 road links, and highly regarded schools for all age groups. Nearby Chatham and Rochester stations offer 35 minute fast trains in to London, and for those looking for further extensive shopping and leisure facilities Bluewater Shopping Centre is approx 20 minutes drive away. Interest is sure to be strong in this ready-to-move-in property, we therefore recommend viewing at your earliest convenience to avoid disappointment.

Offers In The Region Of £365,000

29 Pilots View

Chatham, ME4 6BF

2 2 1 C

- MODERN DETACHED HOUSE OFFERING NO CHAIN!
- EN SUITE TO THE IMPRESSIVE MASTER BEDROOM
- CLOSE TO HIGHLY REGARDED SCHOOLS FOR ALL AGE GROUPS
- EPC GRADE C / COUNCIL TAX BAND / D FREEHOLD
- BEAUTIFULLY PRESENTED THROUGHOUT AND READY TO MOVE INTO
- OPEN-PLAN GROUND FLOOR
- CLOSE TO ALL SHOPPING, DINING AND LEISURE AMENITIES
- TWO DOUBLE BEDROOMS WITH FITTED WARDROBES
- ALLOCATED PARKING AND LOW MAINTENANCE GARDEN
- CLOSE TO STATIONS TO LONDON AND ALL A2/M2/M20 ROAD LINKS

Hallway

12'5" x 7'2" (3.8m x 2.2m)
With stylish front door, grey wood-effect laminate flooring and white walls, downlighters, under-stairs cupboard and airing cupboard, access to WC, kitchen/lounge/diner, and stairs up to first floor.

WC

7'0" x 3'11" (2.15m x 1.20m)
With white suite consisting of WC and basin with feature wooden worktop, downlighter, neutrally tiled flooring with white walls and feature grey radiator.

Kitchen

11'9" x 7'8" (3.6m x 2.35m)
The impressive recently new kitchen is located to the front of the property and boasts a generous range of stylish grey gloss wall and floor cupboards with contrasting "quartz-style" worktops and striking glass splashbacks, white marble floor tiles, boiler located to front of room, integrated oven, induction hob, microwave, and separate fridge-freezer to stay, window to front with fitted blinds, open-plan from here to the dining area through to lounge.

Lounge/Diner

20'9" to 12'9" x 14'1" to 6'6" (6.35m to 3.9m x 4.3m to 2.0m)
Dining area with feature light and plenty of space for table and chairs open-plan into the generous lounge with wood-effect laminate flooring, feature fireplace to stay, attractive light fitting, white walls with feature wall, bi-fold doors out to patio and garden from here.

Landing

6'4" x 5'2" (1.95m x 1.6m)
With neutral carpet and white walls, access to all upstairs rooms and large loft.

Master Bedroom

13'11" x 10'11" (4.25m x 3.35m)
Impressive double bedroom with neutral carpet and white walls with feature wall, built-in wardrobes, two large windows to front of property providing lots of natural light.

En Suite

7'6" x 4'11" (2.3m x 1.5m)
En suite with white suite consisting of shower, basin and WC with wooden worktop area, neutral wall and floor tiles, vertical chrome radiator and downlighters.

Bedroom Two

13'11" x 9'2" (4.25m x 2.8m)
Further impressive double bedroom with built-in wardrobes, two windows to rear of property, neutral carpet and decor.

Bathroom

7'4" x 5'6" (2.25m x 1.7m)
With white suite consisting of bath, WC and basin with wooden worktop area, neutral wall and floor tiles, vertical chrome radiator, built-in wall cabinet and downlighters.

Garden

With attractive paved patio perfect for BBQs and outside dining, leading onto the artificial lawn garden with feature planter, useful storage shed, gate to front of house, all fully fenced and enjoying a peaceful and private outlook onto tress and shrubs to the rear.

Off Road Parking

Allocated parking space directly to front of property, further visitor parking nearby.

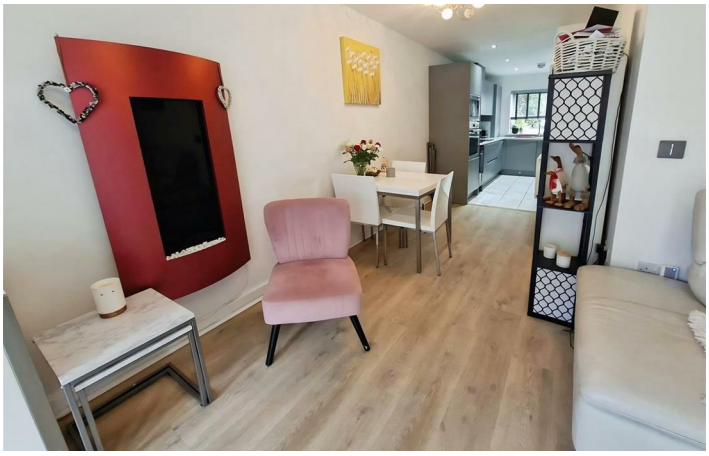
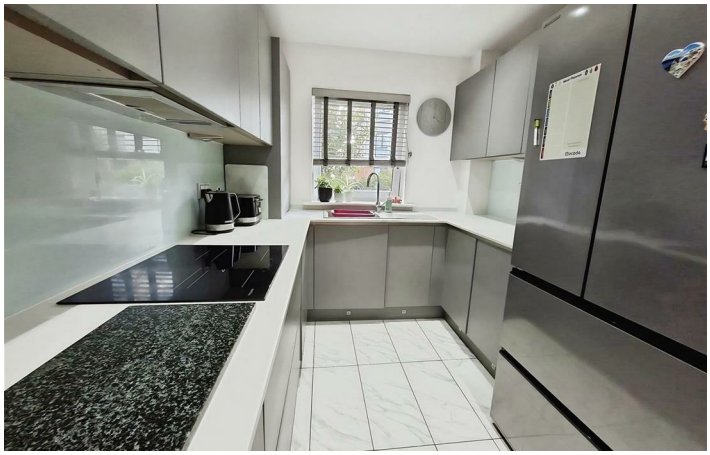
Agents Note 1

Greenleaf work closely with qualified, trusted and competitive mortgage consultants and local solicitors, enabling clients the time-saving opportunity of keeping all aspects of buying and selling a property under one roof. For this service we receive a fee of between one and two hundred pounds per referral.

Agents Note 2

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, If you require clarification or further information on any points, please contact us. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

Tel: 01634730672

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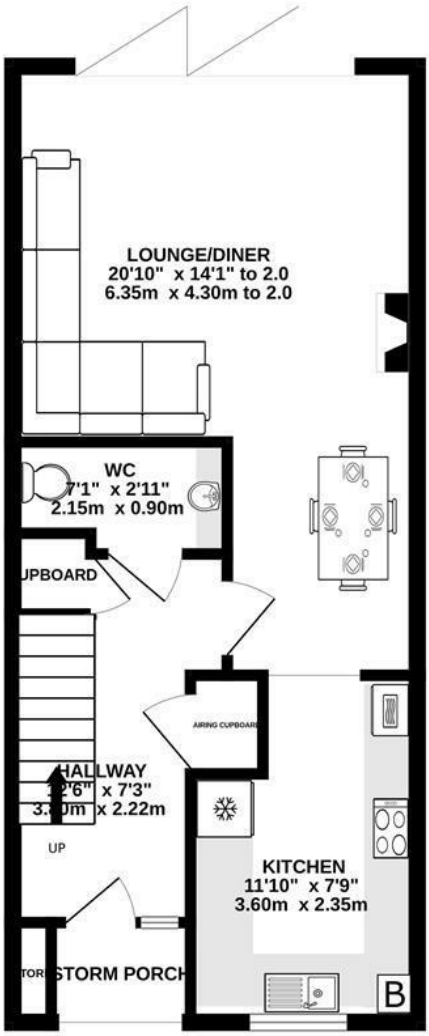
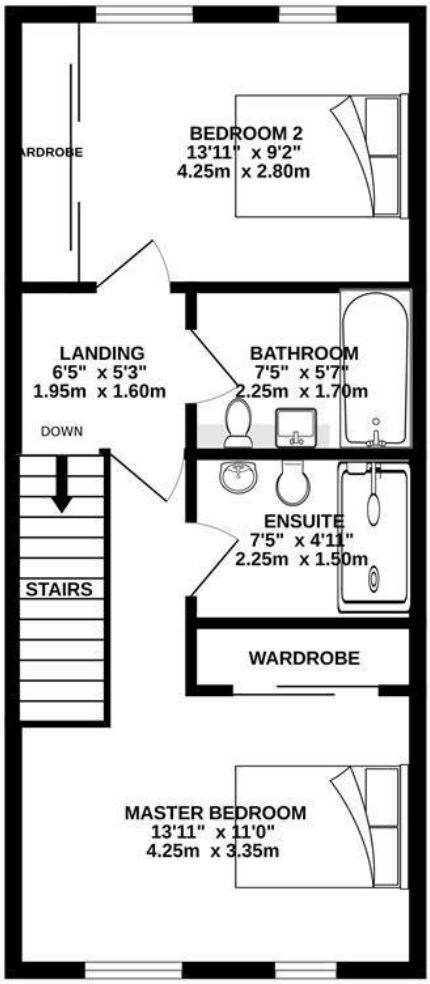
GROUND FLOOR
442 sq.ft. (41.0 sq.m.) approx.



1ST FLOOR
445 sq.ft. (41.3 sq.m.) approx.



TOTAL FLOOR AREA : 886 sq.ft. (82.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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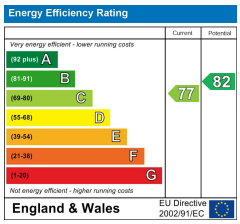

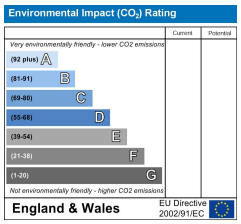

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