



Rosehip Drive, Rochester, ME3 9NH
Guide price £300,000 Freehold

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Located in the popular residential village of Allhallows, on the Hoo Peninsula, this property benefits from being tucked away in a small modern cul-de-sac. Allhallows has a primary school, shops, church and great access to the A289 and M2/A2 (for London or the coast).

The Rochester and Strood areas offers a great selection of restaurants, pubs and a cinema, along with all the shops and services expected of a major town including the mainline train stations for services to London and the Coast.

The property's benefits include: Modern fitted kitchen with built in hob and oven, double glazing, gas fired central heating, modern white bath suite, great views to the rear across the fields, rear garden, and off road parking to the front.

Offered VACANT with NO FORWARD CHAIN, this house would make the ideal first purchase or Buy-to-Let investment property.

Entrance hall

Cloakroom/WC

7'0 x 2'10 (2.13m x 0.86m)

Kitchen/breakfast room

10'0 x 9'0 (3.05m x 2.74m)

Lounge/diner

16'1 x 13'8 (4.90m x 4.17m)

Landing

Bedroom two

16'1 x 10'6 (4.90m x 3.20m)

Bedroom three

13'3 x 9'0 (4.04m x 2.74m)

Bathroom

6'10 x 6'10 (2.08m x 2.08m)

Bedroom one

18'3 x 16'1 (5.56m x 4.90m)

Rear garden

Tenure: FREEHOLD

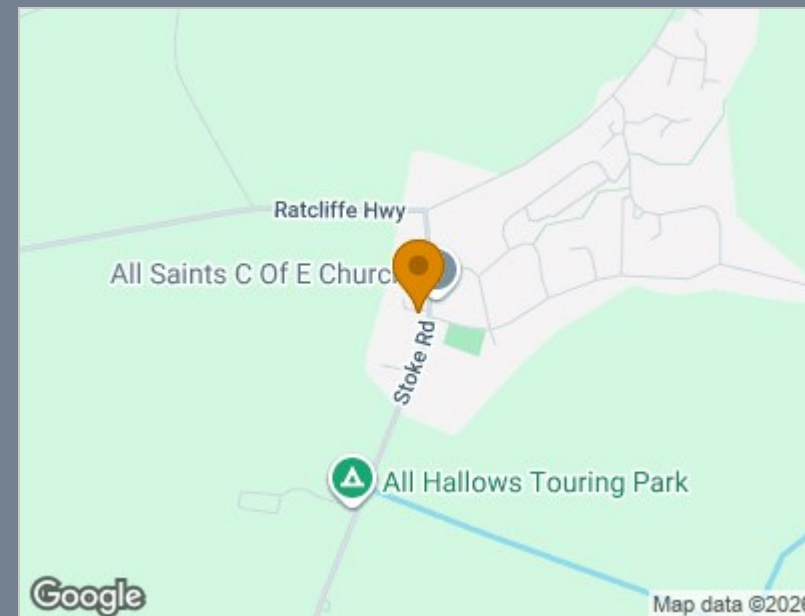
Council Tax: BAND C







Total area: approx. 108.3 sq. metres (1165.3 sq. feet)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		88
(69-80) C	78	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Viewing

Please contact The Homes Group Office on 01322 875000 if you wish to arrange a viewing appointment for this property or require further information.

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