



Guide Price

£475,000

Freehold

3x  1x  1x 

**Ferndale Road,
Gravesend, Kent, DA12**

OVER 60?

Secure this property
for up to **59% less!**

Wards
Helping you move forwards



Main features

- A lovely family home in a popular residential location
- Conveniently situated for access to the town centre and train station
- Potential to extend subject to planning permission
- Conservatory which adds to the living space nicely
- Summerhouse in the garden

Accommodation

GROUND FLOOR

Entrance Porch
 Entrance Hall
 Lounge: 14'7 into bay x 11'9 (4.45m x 3.58m)
 Kitchen/Dining Area: 18'2 (5.54m) x 12'0 (3.66m) narrowing to 9'8 (2.95m)
 Conservatory : 14'3 x 9'8 (4.35m x 2.95m)
 Cloakroom

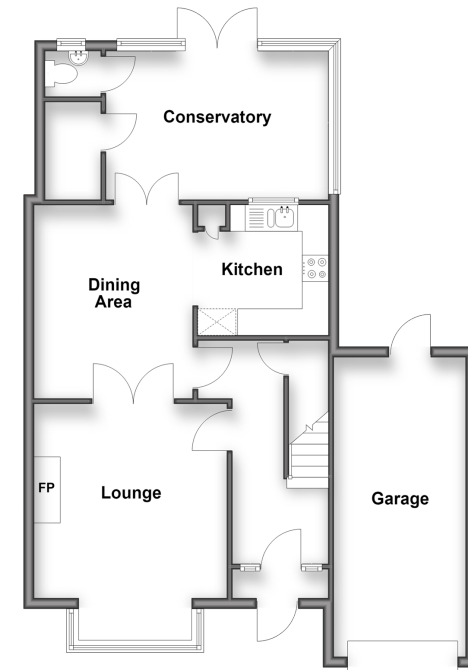
FIRST FLOOR

Landing
 Bedroom 1: 14'6 into bay x 9'7 (4.42m x 2.92m)
 Bedroom 2: 12'0 x 8'1 up to fitted wardrobes (3.66m x 2.47m)
 Bedroom 3: 7'9 x 5'9 (2.36m x 1.75m)
 Bathroom: 7'4 x 6'5 (2.24m x 1.96m)

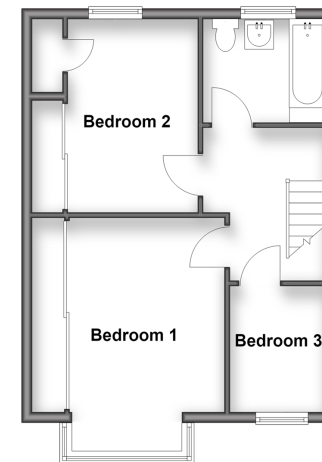
OUTSIDE

Front Garden
 Driveway
 Garage : 18'9 x 8'4 (5.72m x 2.54m)
 Rear Garden
 Summerhouse: 9'9 x 7'7 (2.97m x 2.31m)

Ground Floor
 Approx. 73.1 sq. metres (786.5 sq. feet)



First Floor
 Approx. 42.5 sq. metres (457.8 sq. feet)



Call Gravesend - 01474 352417 ■ wardsofkent.co.uk

- If buying to rent, please check if Local Authority licensing schemes apply before proceeding
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease