



OVER 60?

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

Guide Price
£260,000

Freehold

2x  1x  1x 

**Trafalgar Street,
Gillingham, Kent, ME7**

Wards
Helping you move forwards



Main features

- Beautifully extended kitchen with added separate toilet
- Additional garden at rear
- Walking distance to Gillingham main line station
- Upstairs bathroom and handy loft room
- Underfloor heating in the family room

Accommodation

GROUND FLOOR

Lounge: 11'9 x 9'6 (3.58m x 2.90m)
 Dining Area: 11'9 x 9'6 (3.58m x 2.90m)
 Kitchen: 11'1 x 9'11 (3.38m x 3.02m) plus 7'2 x 6'1 (2.19m x 1.86m)
 Cloakroom
 Family Room: 9'6 x 8'1 (2.90m x 2.47m)

BASEMENT

Cellar: 11'5 x 8'8 (3.48m x 2.64m)

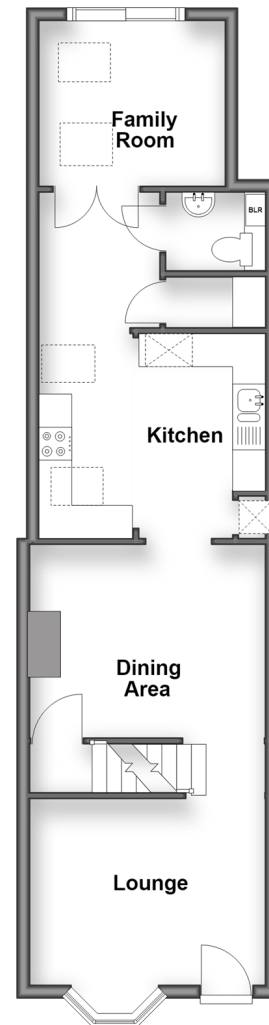
SPLIT LEVEL FIRST FLOOR

Landing
 Bedroom 1: 11'10 x 9'10 (3.61m x 3.00m)
 Bedroom 2: 11'9 x 9'5 (3.58m x 2.87m)
 En-Suite Bathroom

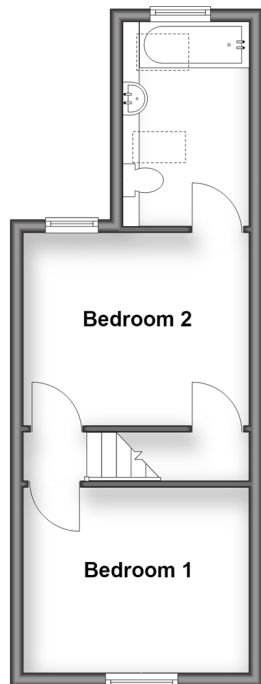
OUTSIDE

Front Garden
 Rear Garden

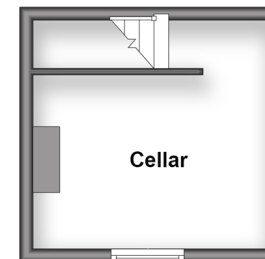
Ground Floor
 Approx. 50.2 sq. metres (540.0 sq. feet)



Split Level First Floor
 Approx. 29.3 sq. metres (315.8 sq. feet)



Basement
 Approx. 12.5 sq. metres (134.7 sq. feet)



Call Gillingham - 01634 851191 ■ 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



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