



Ripon Close | Rainham, Gillingham, ME8 7BS



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Guide Price £300,000 to £330,000

Freehold

ROBINSON MICHAEL & JACKSON

Our service will **move** you

Ripon Close, Rainham

Charming 3-bed semi in Ripon Close, Rainham. 878 sq. ft, 0.83 miles to train station, schools nearby. Quiet cul-de-sac, well-presented, garage, open-plan conservatory. Must-see!

Property Features

- Council Tax: C
- EPC Rating: D
- 878 Square Feet
- 0.83 Miles to Rainham Train Station
- Walking Distance to Primary, Secondary and Grammar Schools
- Quiet Cul De Sac
- Well Presented Throughout
- Garage and Shared Driveway



Interior

Entrance Double glazed door to front.

Hallway Stairs to first floor. Laminate flooring. Understairs storage.

Lounge 4.1m x 3.12m (13'5" x 10'3") Double glazed window to front. Gas fire in surround. Laminate flooring. Radiator.

Dining Room 3.23m x 2.64m (10'7" x 8'8") Engineered wood flooring. Radiator.

Conservatory 3.4m x 2.36m (11'2" x 7'9") Double glazed door to rear. Engineered wood flooring.

Kitchen 3.15m x 2.26m (10'4" x 7'5") Double glazed door to rear. Double glazed window to side. Range of wall and base units with work surface over. 1 1/2 bowl stainless steel sink. Space for cooker. Space for fridge freezer. Space for washing machine. Wall mounted boiler. Wooden flooring.

Landing Double glazed window to side. Loft access.

Bedroom One 4.06m x 2.97m (13'4" x 9'9") Double glazed window to front. Laminate flooring. Radiator.

Bedroom Two 3.23m x 2.97m (10'7" x 9'9") Double glazed window to rear. Laminate flooring. Cupboard. Radiator.

Bedroom Three 3.12m x 1.93m (10'3" x 6'4") Double glazed window to front. Laminate flooring. Cupboard. Radiator.

Bathroom 1.9m x 1.57m (6'3" x 5'2") Double glazed window to rear. Low level WC. Pedestal wash hand basin. Panelled bath with shower over. Tiled walls. Vinyl flooring. Radiator.

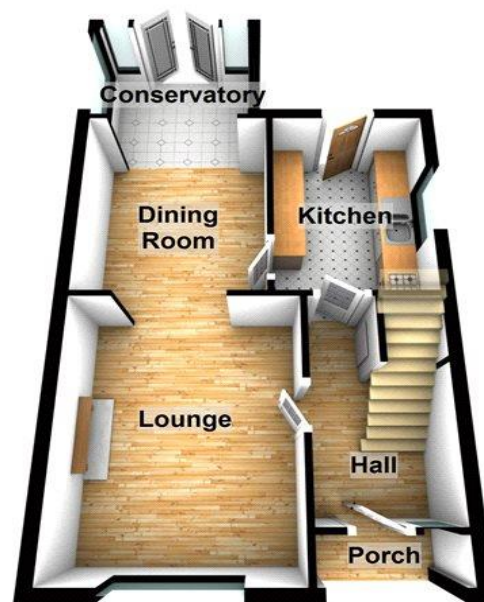
Exterior

Garage 5.1m x 2.46m (16'9" x 8'1") Up and over door. Light and power.

Rear Garden 9.14m (30') Patio area. Laid to lawn. Side access.

Ground Floor

Approx. 464.6 sq. feet



First Floor

Approx. 413.9 sq. feet



Total area: approx. 878.5 sq. feet

Please be advised this plan is offered for marketing purposes only. It can not be relied upon for exact or precious measurements, angles, window or door openings. Whilst every effort is made to insure the accuracy the company or provider accepts no responsibility for the content.
Plan produced using PlanUp.





Property Location

Ripon Close, Rainham, Gillingham, ME8 7BS



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Additional Information

Rainham and Gillingham lie in the Medway, both being circled by charming semi-rural villages. There are several shopping destinations for residents, including Hempstead Valley Shopping Centre and Gillingham Business Retail Park, as well as an abundance of local pubs and restaurants. Both towns are served by well-respected schools, including Rainham Mark Grammar.

Rainham and Gillingham have oodles of open space and facilities, including Capstone Country Park, Berengrave Nature Reserve, Riverside Country Park, the Planet Ice Skating Rink, the Ski & Snowboard centre and Great Lines Heritage Park

**FOR MORE INFORMATION
CONTACT US TODAY.**

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