



Hards Town | Chatham, ME4 4ND



Asking Price £170,000 Leasehold

ROBINSON MICHAEL & JACKSON

Our service will *move* you

Hards Town, Chatham

Discover this lovely 2-bedroom flat on the first floor, designed for easy living. It comes with a shared garden and is really close to both the town centre and the train station.

What makes this flat special is its fantastic location. You can easily reach the town centre for shopping, dining out, and entertainment. Plus, the train station is nearby, making your commute and travel super convenient. Not to mention the yearly service charge and ground rent are affordable at just £924, making this property a budget-friendly choice.

Don't miss out on the chance to make this first-floor flat your new home, where you can enjoy comfort, convenience, and a beautiful garden. Contact us today to set up a viewing and see it for yourself.



Property Features

- Council Tax: A
- EPC Rating: D
- Communal Garden
- Close to town centre
- Move in ready
- Ideal for first time buyers
- Service Charge & Ground rent £924 pa
- Private entrance

Interior

Living Room 4.98m x 3.2m (16'4" x 10'6")

Kitchen 1.75m x 1.73m (5'9" x 5'8")

Bedroom 4.14m x 2m (13'7" x 6'7")

Bedroom 3.23m x 2m (10'7" x 6'7")

Bathroom 1.75m x 1.73m (5'9" x 5'8")

Exterior

Communal Garden to the Rear

Access to outside storage

Leasehold Information

Time remaining on lease: Approx. 89 years

Ground Rent: Not Available

Service Charge: £924 Per Annum

Ground Rent Review Date:

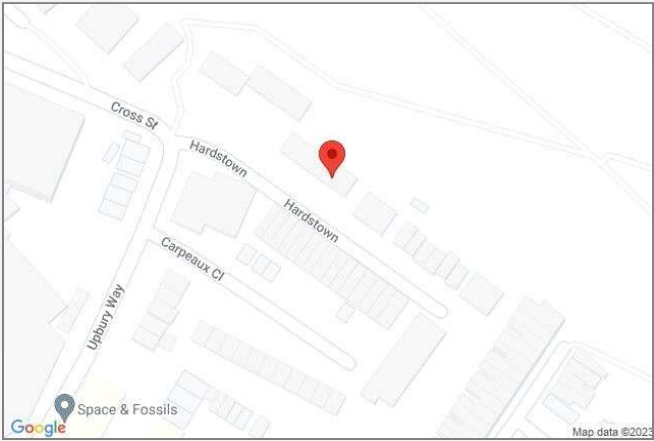
First Floor
Approx. 46.8 sq. metres (504.2 sq. feet)





Property Location

Hards Town, Chatham, ME4 4ND



*All distances from branch postcode. Train time from nearest station.

Additional Information

Chatham is famous for its Naval connection's, hosting one of the Royal Navy's main facilities for hundreds of years until it's closure in 1984. Since the closure the former site, now known as St Mary's Island, has been transformed and boasts a new retail outlet centre, bars, cafe's, restaurants, gym and cinema to compliment the harbour and vast array of riverside housing. Part of the original naval history has also been preserved through the Historic Dockyard Trust, which provides an insight into past traditions. The Pentagon shopping centre and high street offer everything that you will need with a wide range of stores. Chatham is a commuter's dream. High Speed rail links to Stratford

International in just over 30 minutes or St Pancras International in just over 38 minutes. London Victoria is also accessible in just over 52 minutes. Trips to the continent are also within easy reach via the Eurostar, which departs from nearby Ebbsfleet. In any part of the town you are never too far from road links, the A2 and M2 are easily accessible in under 5 miles. With the M20 and M25 approximately 10 miles away. Chatham and near-by Rochester offer a fantastic range of primary and secondary schools, as well as the University.

FOR MORE INFORMATION CONTACT US TODAY.

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