



Birch Grove

Hempstead | Gillingham | ME7 3RA



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Hempstead, Gillingham, ME7 3RA

£435,000

Freehold

Robinson Michael and Jackson are proud to present this stunning Three-bedroom extended family home located in the popular Hempstead area, located perfectly for all local amenities.

Benefitting from:

- 1359 Square Feet
- Walking Distance to Hempstead School
- Close to Hempstead Valley Shopping Centre
- Extended Kitchen/Diner
- Incredible Landscaped Garden with Swimming Pool
- Garage and Driveway to Front.
- Ideal For Access to A2/M2
- Viewing Highly Recommended
- Council Tax: D
- EPC Rating: C



Accommodation

Entrance Hall 3.28m x 2.5m (10'9" x 8'2") Door to front. Stairs to first floor. Understairs storage. Radiator. Oak floor.

Living Room 7.52m x 3.53m (24'8" x 11'7") Double glazed window to front. Gas fire. Oak internal door. Carpet.

Reception Room 5.97m x 2.46m (19'7" x 8'1") Double glazed patio doors and windows to rear. Three double glazed Velux windows. Two Radiators. Island with integrated wine fridge. Hardwood flooring.

Kitchen 3.73m x 2.95m (12'3" x 9'8") Range of wall and base units with hardwood worksurface over. Two Double ovens with fitted gas hob. Integrated fridge freezer. Hardwood flooring.

Landing 2.67m x 2.46m (8'9" x 8'1") Double glazed window to side. Carpet.

Bedroom One 3.58m x 3.23m (11'9" x 10'7") Double glazed window to rear. Fitted storage cupboard. Radiator. Carpet.

Bedroom Two 3.43m x 3.23m (11'3" x 10'7") Double glazed window to front. Radiator. Carpet.

Bedroom Three 2.67m x 2.5m (8'9" x 8'2") Double glazed window to front. Radiator. Carpet.

Shower Room 2.46m x 1.85m (8'1" x 6'1") Double glazed window to rear. Pedestal wash hand basin. Panelled bath with shower over. Fitted storage cupboard. Carpet.

Separate WC 1.57m x 0.79m (5'2" x 2'7") Double glazed window to side. Low level WC. Part tiled walls.

Utility Room 3.58m x 2.95m (11'9" x 9'8") Double glazed window to rear. Wall mounted boiler. Laminate flooring.





Exterior

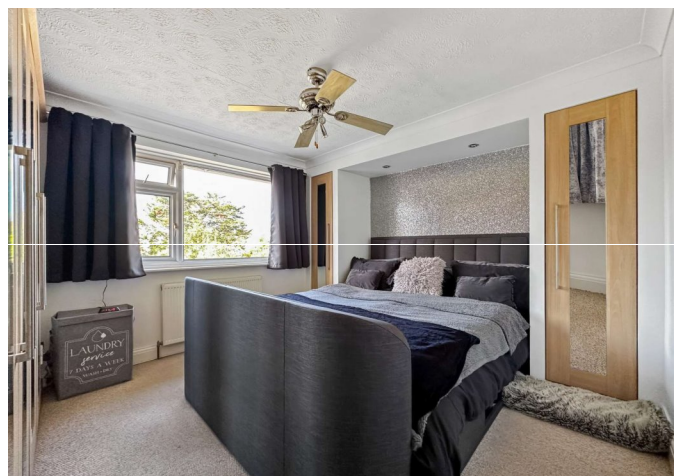
Parking Driveway and garage to front.

Garden Patio and laid to lawn. Artificial lawn area.
Sunken swimming pool. Fenced in. Approximately 50ft.

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





Important Notice

These particulars do not form part of an offer or contract and must not be relied upon as statements or representation of fact. Any areas, measurements, journey times or distances are approximate. The text, images, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and we have not tested any services, equipment or facilities. References to tenure are based on information supplied by the seller. Buyer should verify all information themselves by inspection or otherwise prior to a legal commitment to purchase. Photos and images are subject to copyright.

Location



(All distances & times are approximates)

FOR MORE INFORMATION CONTACT US TODAY.

Lee Franklin - Branch Manager

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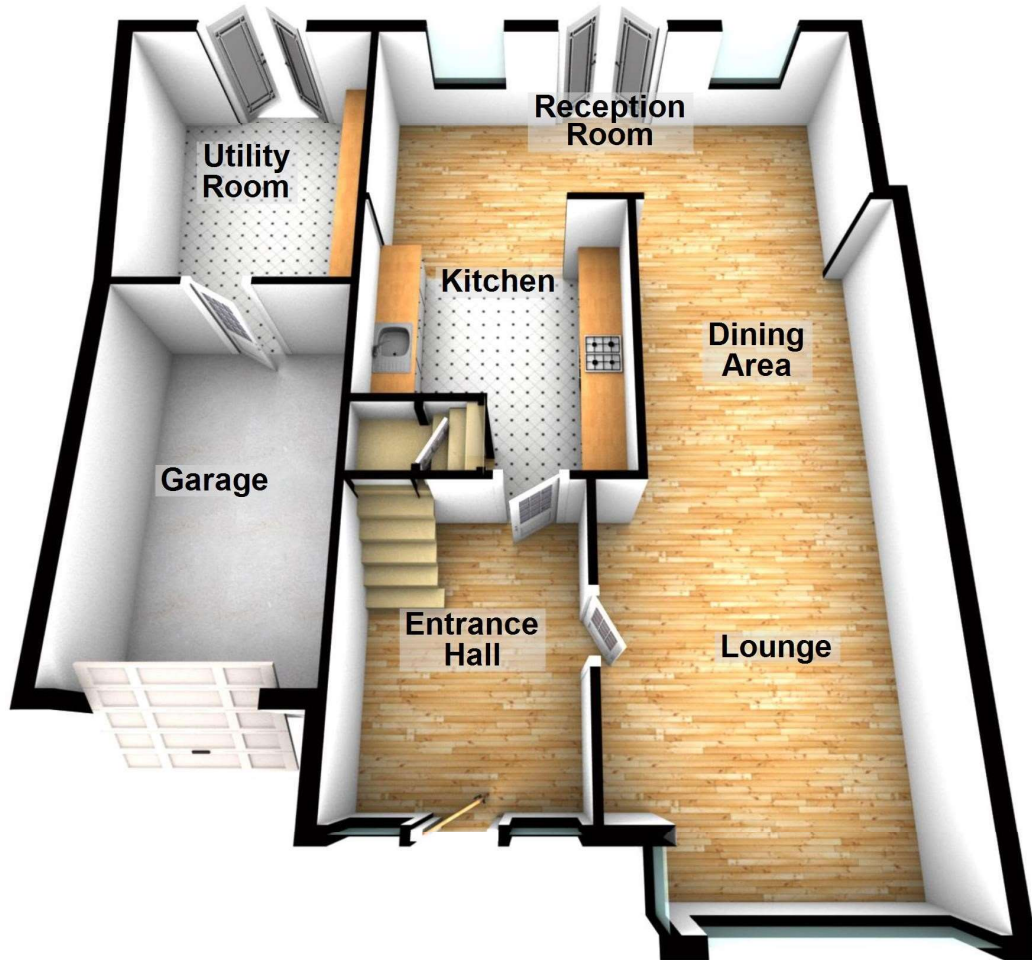
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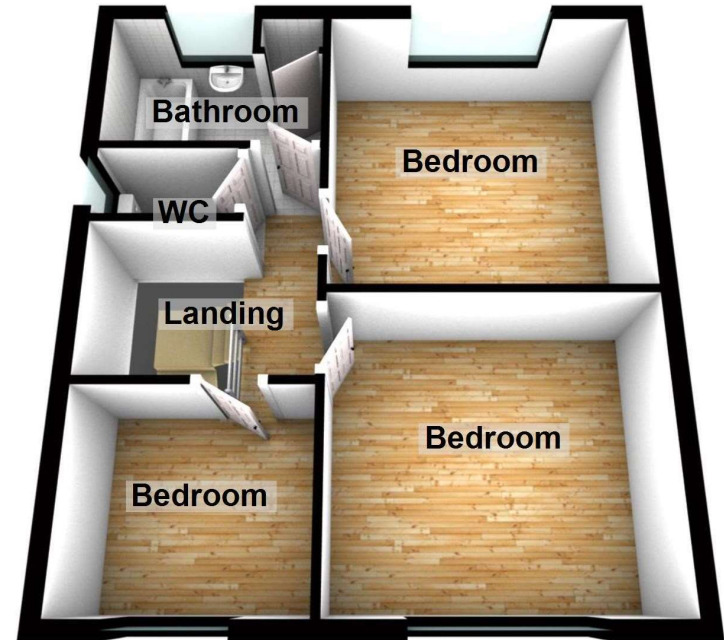
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Ground Floor



First Floor



Total area: approx. 1359.1 sq. feet

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Plan produced using PlanUp.

