



Woodrush Place

St. Marys Island | Chatham | ME4 3BB





28
Woodrush
Place



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St. Marys Island, Chatham, ME4 3BB

£425,000 to £450,000

Freehold

Situated in a quiet cul-de-sac on the sought after St Marys Island, is this well presented three bedroom family home.

Benefitting from:

- Desirable & Quiet Location
- Ensuite to Master Bedroom
- Good Decoration Throughout
- Perfect Family Home
- Driveway and Garage
- Seperate Utility Room
- Council Tax: F
- EPC Rating: C



Accommodation

Ground Floor

Hallway 1.83m x 4.27m (6' x 14')

Living Room 3.35m x 3.96m (11' x 13')

Dining Room 2.74m x 2.74m (9' x 9')

Kitchen 2.44m x 2.74m (8' x 9')

Garage 2.74m x 5.2m (9' x 17'1")

First Floor

Hallway 0.64m x 3.66m (2'1" x 12')

Bedroom 2.74m x 3.05m (9' x 10')

Ensuite Bathroom 1.22m x 2.16m (4' x 7'1")

Bedroom 3.05m x 2.46m (10' x 8'1")

Bedroom 2.13m x 2.13m (7' x 7')

Bathroom 1.52m x 2.13m (5' x 7')

Exterior

Driveway

Garage

Additional Information





St Mary's Island is part of the Chatham Maritime development area and offers exclusive waterside living with wonderful views across the River Medway. It is separated from mainland Chatham by three impressive basins, which are part of the area's naval dockyard heritage. Inspired design is evident everywhere on the Island, where the environment, community and new homes have all been carefully planned to create a highly desirable location. The area 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.

St Mary's Island is evolving to become a sustainable community, with 20 acres of open space, retail and leisure facilities, whilst maintaining a village-like atmosphere, with fantastic transport links. The island has its own school and community centre, as well as opportunities for sailing, walking and socialising.

Council Tax - F

EPC Rating - C





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.**

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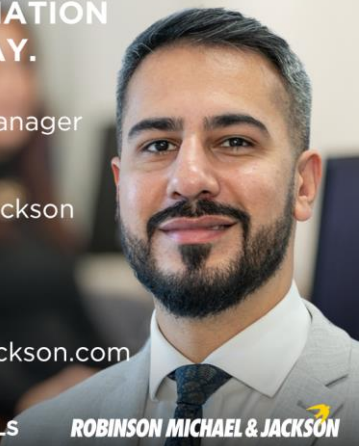
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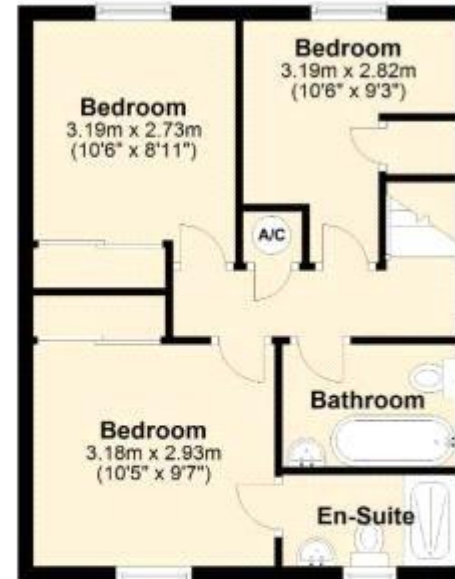
Ground Floor

Approx. 57.3 sq. metres (616.7 sq. feet)



First Floor

Approx. 40.2 sq. metres (432.5 sq. feet)



Total area: approx. 97.5 sq. metres (1049.2 sq. feet)
For illustration purposes only - not to scale

