



Pearl Lane | Gillingham, Kent, ME7 1FU

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Guide Price £210,000 - £230,000

Leasehold

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## Pearl Lane, Gillingham

Stunning two bedroom waterfront apartment. Breathtaking views, modern finishes, and a serene location. Your dream home by the water awaits!

### Property Features

- Council Tax: D
- EPC Rating: B
- 593.8 Square Feet
- 0.9 Miles to Gillingham Train Station
- High Specification Finish
- Stunning Water Views
- Parking
- Communal Gardens
- No Chain



## Interior

**Entrance Hallway** Utility storage ad cloak cupboard. Laminate flooring. Radiator.

**Open Plan Living Space** 4.14m x 3.5m (13'7" x 11'6") Kitchen area 11'6 x 5' Double glazed door to rear. Double glazed window to side. Range of wall and base units with worksurface over. Oven and hob with extractor hood. Laminate flooring. Radiator.

**Bedroom One** 3.5m x 2.4m (11'6" x 7'10") Double glazed window to side. Fitted wardrobes. Carpet. Radiator.

**Bedroom Two** 3.68m x 3.18m (12'1" x 10'5") Double glazed window to side. Fitted wardrobes. Carpet. Radiator.

**Bathroom** Low level WC. Wash hand basin. Bath with shower attachment. Heated towel rail. Tiled flooring.

## Exterior

**Parking** 1 Parking Space

## Leasehold Information

Time remaining on lease: Approx. 986 years

Ground Rent: £300 Per Annum

Service Charge: £2,358 Per Annum

## Key facts for buyers



Total area: approx. 593.8 sq. feet

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

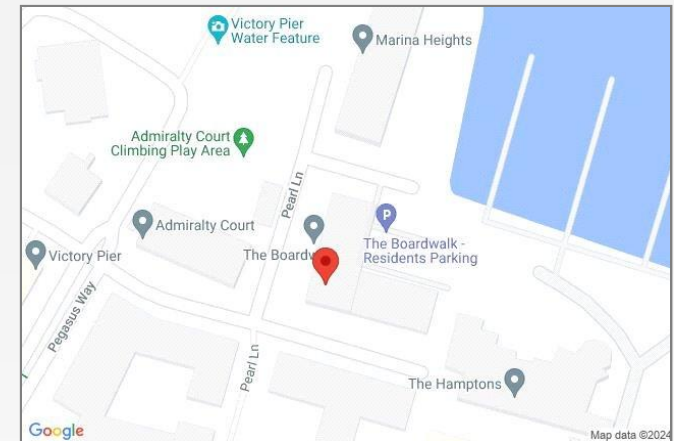






## Property Location

Pearl Lane, Gillingham, Kent, ME7 1FU



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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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