



## Ferry Lane

Wouldham, Rochester ME1 3UU

- CHAIN FREE!
- Modern And Contemporary Throughout
- Open Fireplace
- South Facing Rear Garden
- Accessed Via an Unadopted Road
- Master Bedroom With En Suite W/C
- Family Bathroom With Under Floor Heating
- Two Double Bedrooms
- Ready To View NOW !

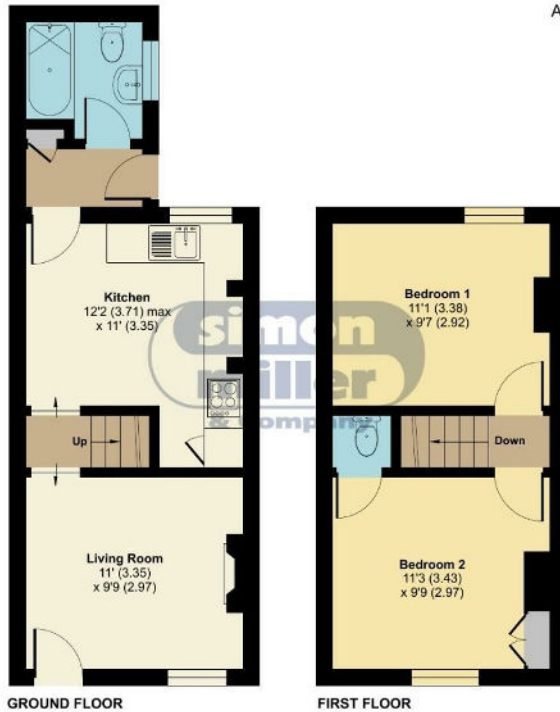
**Offers In Excess Of £260,000 Freehold**

Local Authority  
Council Tax Band B  
EPC Rating D



## Ferry Lane, Wouldham, Rochester, ME1

Approximate Area = 572 sq ft / 53.1 sq m  
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2024. Produced for Simon Miller & Company. REF: 1073864



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.