



Church Street

Rochester | ME3 7LF



REAL ESTATE

ESTATE AGENCY · REDEFINED

Church Street Higham, Rochester, ME3 7LF

Situated in the sought-after village of Higham, CR Real Estate are pleased to offer this two-bedroom cottage overlooking fields and farm land. The property comprises entrance porch, two reception rooms and modern recently fitted kitchen to the ground floor and has been extended to give you a little extra kitchen space.

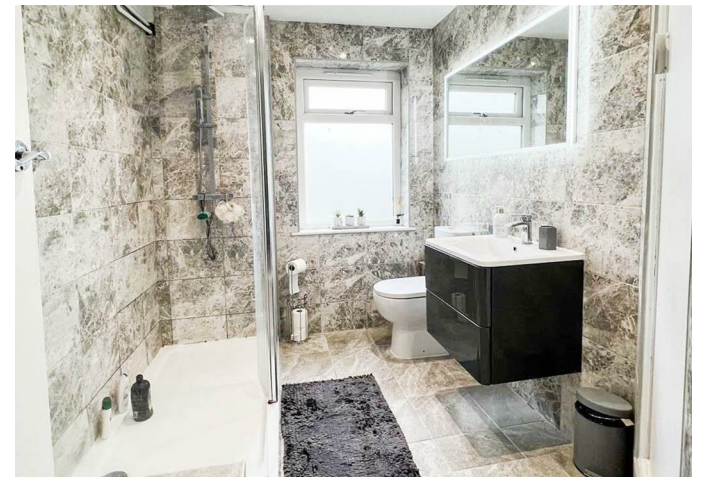
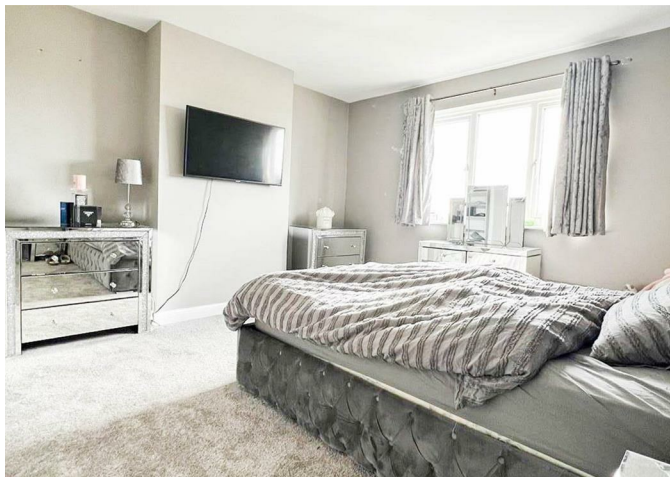
To the first floor are two bedrooms and a separate newly renovated fitted shower room.

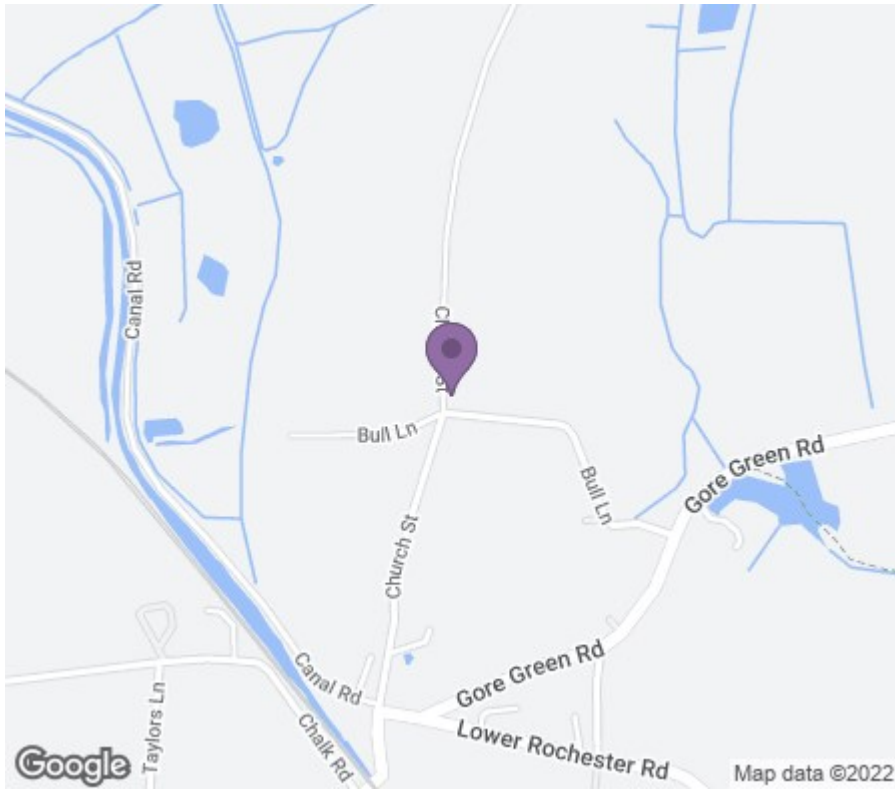
The large garden has a large summer house with electricity to the bottom and the garden itself is the perfect blank canvas for any budding gardener.

- Two Bedrooms
- Countryside Location
- Two Reception Rooms
- Large Rear Garden
- Perfect For First Time Buyers
- Newly Fitted Kitchen
- Council Tax Band C

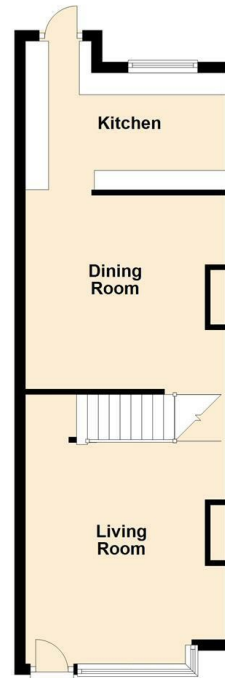
Asking Price £280,000







Ground Floor
Approx. 41.0 sq. metres (441.1 sq. feet)



First Floor
Approx. 35.9 sq. metres (386.5 sq. feet)



Total area: approx. 76.9 sq. metres (827.5 sq. feet)



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

CR Real Estate endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

