



The Fort | | Rochester | ME1 2FE

Asking price £625,000



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Nestled in the charming area of The Fort, Rochester, this impressive five-bedroom house offers a perfect blend of modern living and comfort. Spanning an ample 1,574 square feet, the property was thoughtfully constructed in 2013, ensuring that it meets contemporary standards of design and efficiency.

As you step inside, you will be greeted by a spacious and inviting interior that is ideal for both family life and entertaining guests. The well-proportioned bedrooms provide ample space for relaxation, while the open-plan living areas create a warm and welcoming atmosphere. Natural light floods through the large windows, enhancing the sense of space and connection to the outdoors.

The Fort is a desirable location, known for its vibrant community and convenient amenities. Residents can

- 5 spacious bedrooms
- Located in The Fort, Rochester
- Ideal family home
- Easy access to transport links
- Viewing highly recommended
- Modern house built in 2013
- 1,574 sq ft of living space
- Close to local amenities
- Contemporary design
- Perfect for growing families

Entrance Hall

8'7" x 6'5" (8'7" x 6'5")

Cloakroom/WC

Living Room

16'3" x 14'9" (16'3" x 14'9")

Dining Area

Kitchen Breakfast Room

16'7" x 14'3" (16'7" x 14'3")

Bedroom 1

16'7" x 14'3" (16'7" x 14'3")

En-suite

Bedroom 2

11'7" x 9'10" (11'7" x 9'10")

Bedroom 3

9'0" x 6'9" (9'0" x 6'9")

Bathroom

9'10" x 6'9" (9'10" x 6'9")

Bedroom 4

16'7" x 9'10" (16'7" x 9'10")

Balcony

Bedroom 5

11'7" x 9'10" (11'7" x 9'10")

Shower Room

Rear Garden



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	

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