



**36 Leslie Road, Gillingham, ME7 1QY**

**£1,350 Per Month**

- Cosy 2-bedroom bungalow
- Spacious kitchen design
- Private garden space
- Close to local amenities
- Reception room
- Bright, airy interiors
- Convenient Gillingham location
- Easy access to transport

# 36 Leslie Road, Gillingham ME7 1QY

Situated in Leslie Road in Gillingham, this delightful bungalow offers a perfect blend of comfort and convenience. Built in 1935, the property exudes character while providing modern living spaces. Spanning an area of 646 square feet, this home features two well-proportioned bedrooms, ideal for a small family or those seeking a peaceful retreat. The property has laminate flooring throughout.

The reception room serves as the heart of the home, providing a warm and welcoming atmosphere for relaxation or entertaining guests. The layout is thoughtfully designed, ensuring that every inch of space is utilised effectively. The bungalow also boasts a well-appointed bathroom, catering to all your daily needs.

The location is particularly appealing, with easy access to local amenities and transport links, making it an excellent choice for commuters and families alike. The surrounding area offers a variety of parks and recreational spaces, perfect for enjoying the outdoors.

This property presents a wonderful opportunity for those looking to settle in a friendly neighbourhood while enjoying the benefits of single-storey living.

Approximate room sizes:



Council Tax Band: C







## Directions

## Viewings

Viewings by arrangement only. Call 01634 576000 to make an appointment.

## EPC Rating:

D

| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) A                                 |                         |           |
| (81-91) B                                   |                         |           |
| (69-80) C                                   |                         |           |
| (55-68) D                                   | 67                      |           |
| (39-54) E                                   |                         |           |
| (21-38) F                                   |                         |           |
| (1-20) G                                    |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |