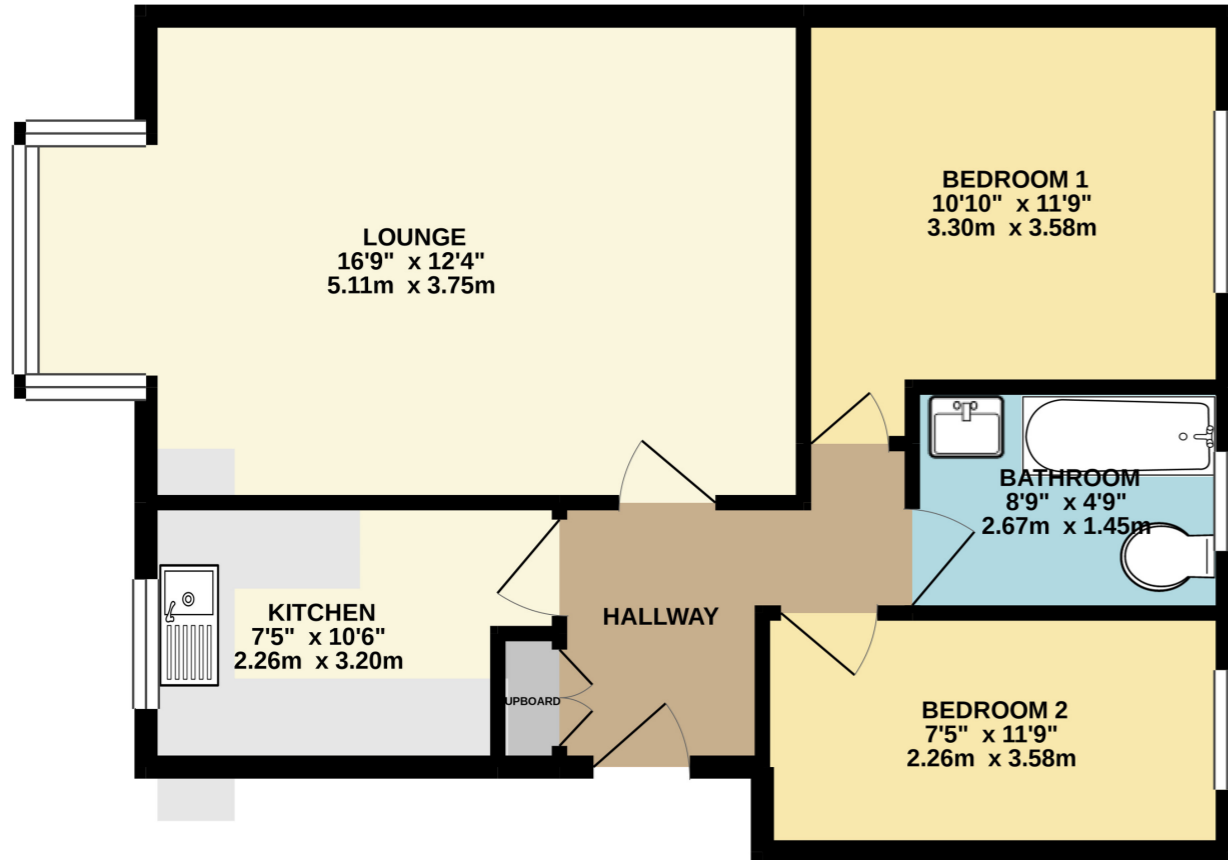


GROUND FLOOR  
576 sq.ft. (53.5 sq.m.) approx.



LOUNGE  
16'9" x 12'4"  
5.11m x 3.75m

BEDROOM 1  
10'10" x 11'9"  
3.30m x 3.58m

BATHROOM  
8'9" x 4'9"  
2.67m x 1.45m

KITCHEN  
7'5" x 10'6"  
2.26m x 3.20m

HALLWAY

BEDROOM 2  
7'5" x 11'9"  
2.26m x 3.58m

TOTAL FLOOR AREA : 576 sq.ft. (53.5 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Bexley Court, Reading, Berkshire.

£225,000 Not Applicable

Arins Property Services - Offered to the market with no onward chain complications is this well presented two bedroom ground floor flat. The property is situated within walking distance to a bus route leading to Reading town centre, is close to Reading West train station, while being close to various other local shops and amenities. Further accommodation includes a two double bedrooms, lounge, kitchen, and bathroom. Other features include double glazed windows.

- Two Double Bedrooms
- Living Room
- Close to Train Station
- Good bus route to Reading town centre
- Double Glazed Windows
- Refitted Kitchen
- No Onward Chain



**Property Description**

**Ground Floor**

**Entrance Hall**

Laminate wood flooring, access into all ground floor rooms, storage cupboard.

**Living Room**

12' 4" x 16' 9" (3.76m x 5.11m)  
Large spacious living room with front aspect double glazed bay window bringing

lots of natural light, laminate flooring and electric heating.

**Kitchen**

7' 5" x 10' 6" (2.26m x 3.20m) Front aspect double glazed window, a range of eye and base level units, electric cooker with fitted extractor fan, single bowl with drainer, washing machine, dryer, fridge

freezer, and tiled flooring.

**Master Bedroom**

10' 9" x 11' 9" (3.28m x 3.58m)  
Rear aspect double glazed window, electric heater.

**Bedroom Two**

7' 5" x 11' 9" (2.26m x 3.58m) Rear aspect double glazed window, electric heater.

**Bathroom**

4' 9" x 8' 9" (1.45m x 2.67m) Rear aspect double glazed window, panel enclosed bath with shower over, low level WC, pedestal wash hand basin, heated towel rail.

**Council Tax Band**

C