

Fullbrook Crescent, Tilehurst, Reading, Berkshire.
RG31.



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Fullbrook Crescent, Tilehurst, Reading, Berkshire
. RG31. £395,000 Freehold

Arins Property Services are delighted to bring to the market this stylish and significantly upgraded two-bedroom semi-detached home offers modern living in a sought-after residential location, complete with driveway parking, a garage, and a beautifully landscaped rear garden. Inside, you're welcomed by a spacious entrance hall leading to a bright and tastefully finished living room with wall-mounted TV point, spotlights, feature wall mural, and dimmable wall lighting. The living room flows into a spacious and modern kitchen/diner, overlooking the private rear garden enhanced with a Porcelain Patio (installed summer 2024) and long-lasting composite fencing, perfect for outdoor entertaining. Upstairs, there are two generously sized double bedrooms, each with high-end finishes including bespoke bedside wall lamps, hotel-style light switches, and a feature mural in the guest bedroom. A contemporary family bathroom serves both bedrooms.

The current owner has invested in a wide range of premium upgrades since 2021, including: Approved Planning Permission for a single-storey extension, designed to add a third bedroom with ensuite on the ground floor (plans attached to listing), New Worcester Boiler, New fuse box and plug points (majority with USB ports), New light switches and door handles throughout Three new radiators Fireclay ceramic kitchen sink & spray tap (installed June 2025) Egger Pro waterproof wood laminate flooring throughout Four TV points installed (three wall-mounted) Living room and main bedroom completely replastered Spotlights in both bedrooms and the living room Farrow & Ball 'Bancha' paint used throughout the property.

- Two Double Bedrooms
- Driveway Parking & Garage
- Planning Permission Approved For Single Storey Extension
- Private Rear Garden
- Close To Local Schools
- Semi Detached House

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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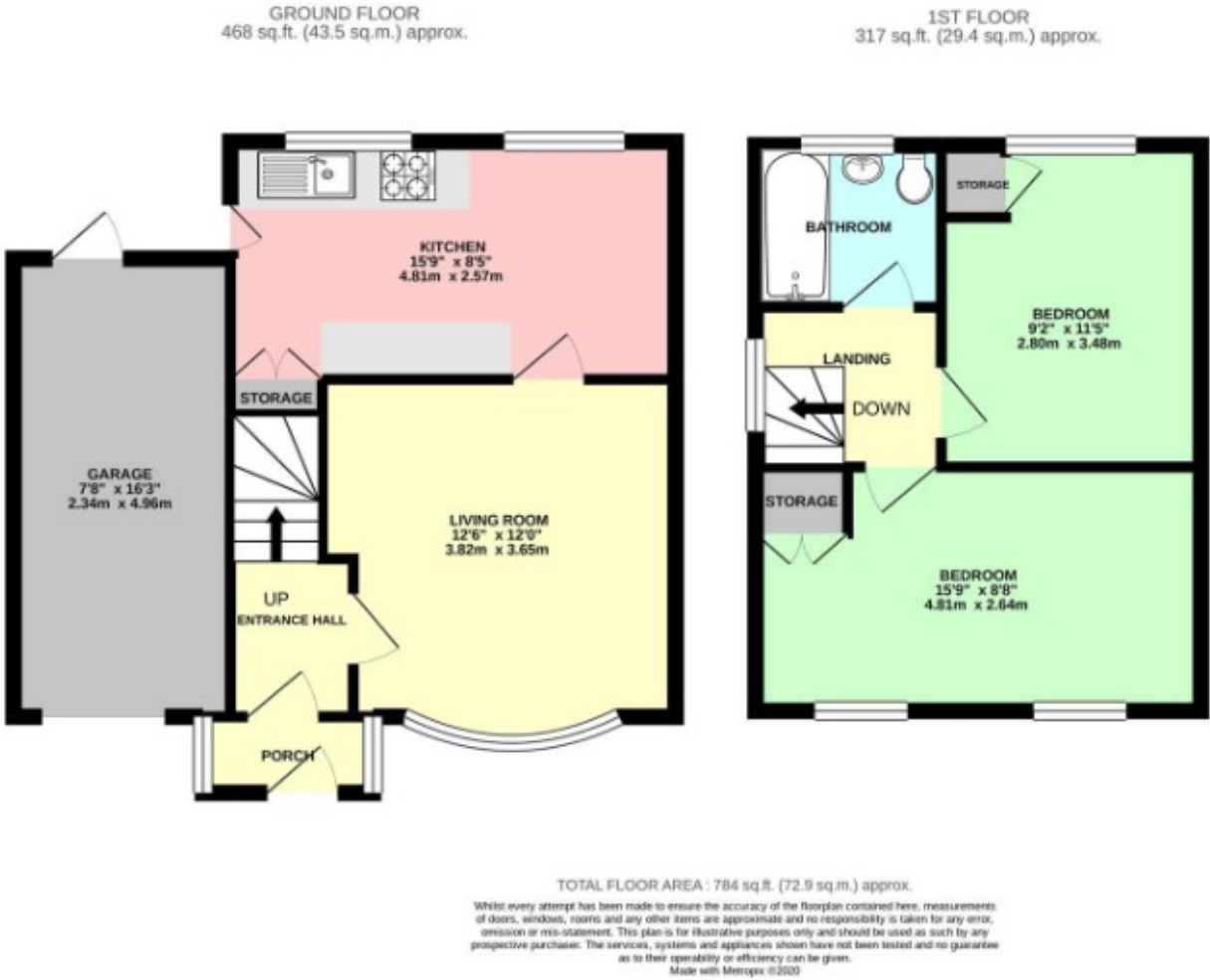
Covering Reading, Earley, Lower Earley, Tilehurst, Woodley, Shinfield, Caversham and all other surrounding areas

Located in a highly desirable area next to Westwood Farm Junior School making it ideal for young families. Local shops and amenities are nearby, and Tilehurst Train Station is within walking distance, providing excellent transport links into Reading and beyond. This home offers the perfect blend of contemporary style and future potential, with planning permission already in place to create a flexible three-bedroom layout ideal for growing families, multigenerational living, or home office use.

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Property Description

Council Tax Band

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