

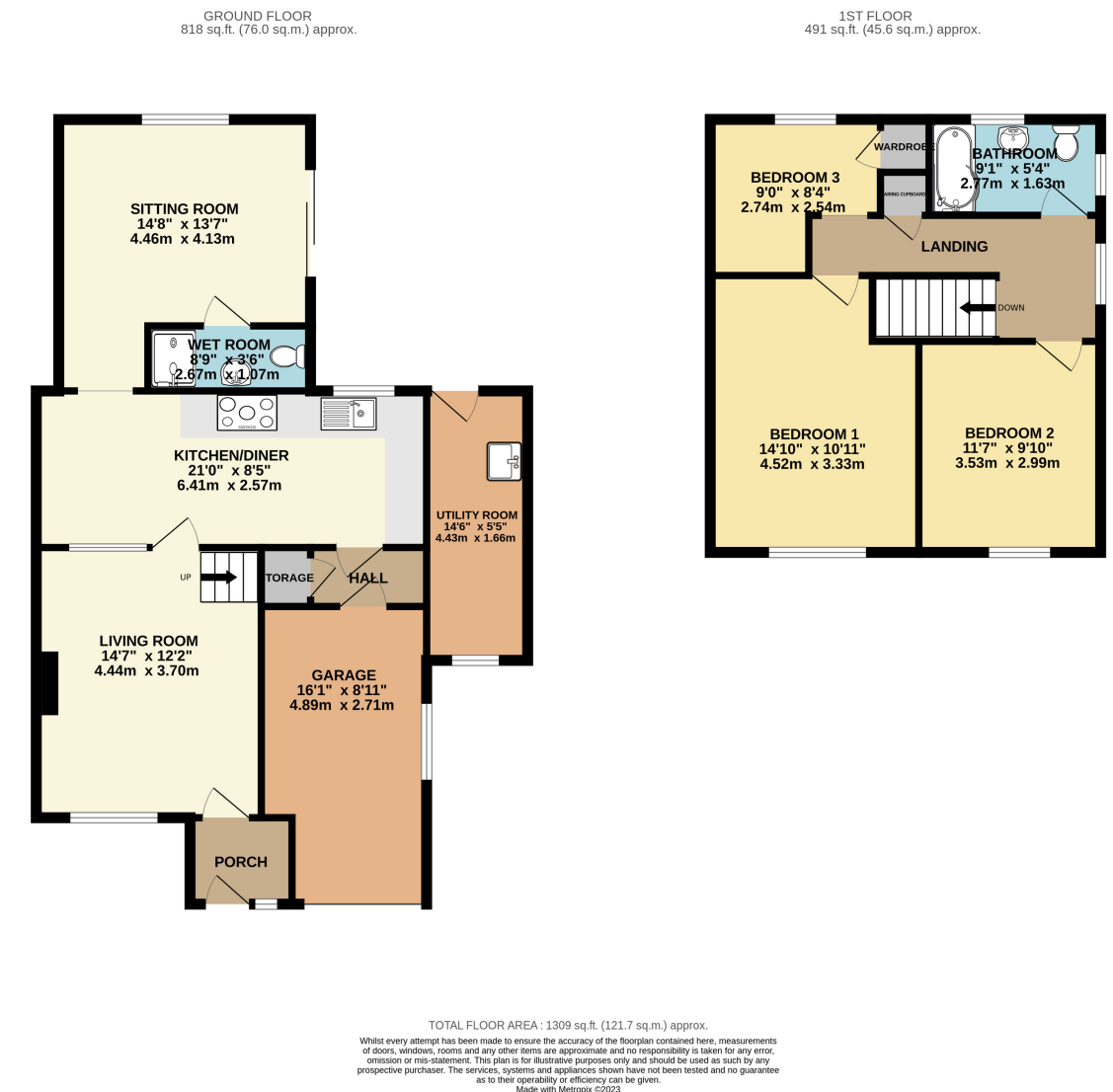


Goldcrest Way, Tilehurst, Reading.

£425,000 Freehold

Arins Tilehurst - Offered to the market in the desirable 'Birds estate' is this well presented three bedroom semi detached home. The property is close to a bus route leading to Reading town centre, while having good access to Little Heath secondary school, as well as being a reasonable distance from various other local shops and amenities. Further accommodation includes multiple reception areas, a refitted kitchen diner, downstairs wet room, utility, and a first floor family bathroom. Other features include gas central heating, double glazed windows, driveway parking for multiple vehicles, and an enclosed rear garden.

- Three Bedrooms
- Three Reception Areas
- Two Bathrooms
- Garage
- Utility
- Driveway Parking
- Enclosed Rear Garden
- Sought After Location



Property Description

Ground Floor

Porch

Front access double glazed window, access into living room.

Living Room

14' 7" x 12' 2" (4.45m x 3.71m) Front aspect double glazed window, double radiator, gas feature fireplace, television point, telephone point.

Kitchen Diner

21' 0" x 8' 5" (6.40m x 2.57m) Rear aspect double glazed window, range of base and eye level, range cooker with extractor, single bowl with drainer, partly tiled walls, laminate wood flooring, built in dishwasher, built in fridge, double radiator, downlights.

Sitting Room

14' 8" MAX x 13' 7" MAX (4.47m x 4.14m) Laminate wood flooring,
rear aspect double glazed window, sliding doors into garden,
downlights.

Wet Room

8' 9" x 3' 6" (2.67m x 1.07m) Side aspect double glazed window, low level wc, tiled walls, wash basin, electric shower, extractor fan.

Utility

14' 6" x 5' 5" (4.42m x 1.65m) Space for white goods, front and rear aspect double glazed window, door into garden.

Garage

16' 1" x 8' 6" (4.90m x 2.59m) Home to boiler, side aspect double glazed window, up and over door, power.

First Floor

Landing

Side aspect double glazed window, access to all first floor rooms, airing cupboard, loft hatch.

Bedroom One

14' 10" x 10' 11" (4.52m x 3.33m) Front aspect double glazed window, single radiator.

Bedroom Two

11' 7" x 9' 10" (3.53m x 3.00m) Front aspect double glazed window, single radiator.

Bedroom Three

9' 0" x 8' 4" (2.74m x 2.54m) Rear aspect double glazed window, single radiator, laminate wood flooring, built in storage cupboard.

Bathroom

9' 1" x 5' 4" (2.77m x 1.63m) Rear and side aspect double glazed window, low level wc, wash basin, panel enclosed bath with shower, tiled walls, downlights, heated towel rail, extractor fan.

Outside

Driveway

Off road parking provided for multiple vehicles

Garden

Fence enclosed rear garden, patio sweeps around rear of property, leading up to lawn with a seperate decked area at rear, surrounded by mature shrubs and bushes.

Council Tax Band