

44 Chatton Close, Lower Earley, Reading, Berkshire.
RG6 4DY.



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Berkshire
Reading RG6 3HD
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£365,000 Freehold

NO ONWARD CHAIN Arins Property Services are pleased to offer for sale and being nestled in a quiet cul-de-sac is this beautifully presented two-bedroom end-of-terrace home with a garage and parking for one car plus street parking. Offering a position off the main road, the property is conveniently located within walking distance of the Asda Complex, Loddon Valley Leisure Centre, Library, and Doctors' Surgery. Additionally, bus routes to Reading Town Centre are easily accessible. Both Reading and Wokingham Town Centres, as well as the A329M, M4, and A33 to Basingstoke, are just a short drive away. The home is also near good primary and secondary schools, including grammar schools. The ground floor features a welcoming entrance hall with an under-stair storage cupboard, a modern kitchen with appliances, and a spacious living/dining room that opens onto the garden. Upstairs, you'll find two generously sized bedrooms and a modern refitted bathroom. Additional benefits include a garage, one parking space, gas central heating, and UPVC double glazing. The rear garden is a great size, complete with a patio, lawned area and side access, perfect for outdoor relaxation. The property is sold with vacant possession and no onward chain.

- Two double bedrooms
- Living/dining room
- Modern Kitchen with Appliances
- Entrance hall
- Modern refitted bathroom
- Garage and Parking for One Car plus Street Parking
- Pleasant rear garden with patio and lawn
- Sought after Lower Earley location
- Walking distance to a range of amenities
- No Onward Chain

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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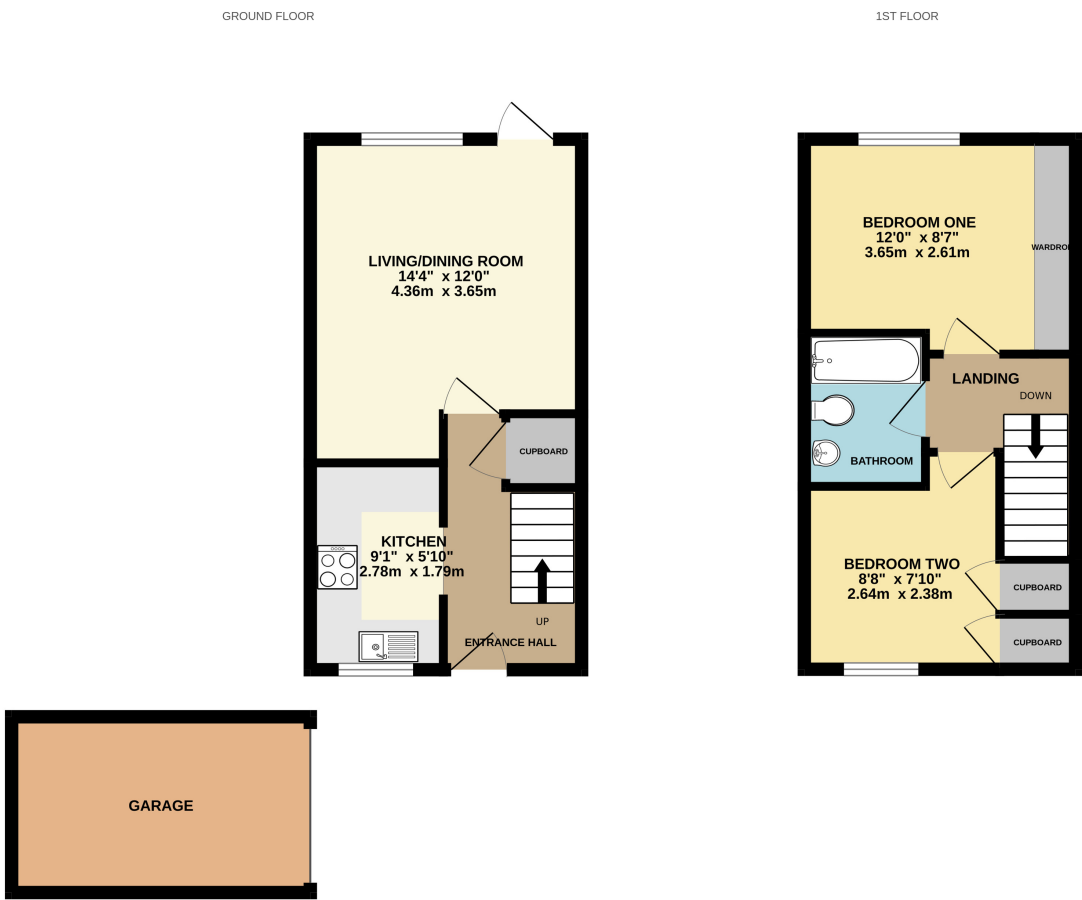


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Property Description

Ground Floor

Entrance Hall

Kitchen

Living/Dining Room

First Floor

Landing

Bedroom One

Bedroom Two

Bathroom

Outside

Front Garden

Rear Garden

Garage & Parking

Council Tax Band

C

