

Burwell Close, Lower Earley, Reading, Berkshire.
RG6 4BB.



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Berkshire
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£450,000 Freehold

Situated in a desirable, quiet cul-de-sac with convenient access to Maiden Lane Centre shops, Asda shopping complex and the M4 motorway, is this very well presented semi-detached family home that benefits from being a corner plot. Local schools are within walking distance and there are good local bus and rail connections. The ground floor accommodation includes, entrance hall, cloakroom, lounge, kitchen/dining room. On the first floor there are three bedrooms and a refitted bathroom. Further benefits include a pleasant rear garden, gas central heating, UPVC double glazing, garage with plumbing for utilities and driveway parking.

- Bryant Built
- Semi-Detached Home
- Cloakroom
- Well Presented Throughout
- Kitchen/Dining Room
- Garage & Driveway
- Pleasant Rear Garden
- Cul-de-sac Location
- Three Good Size Bedrooms

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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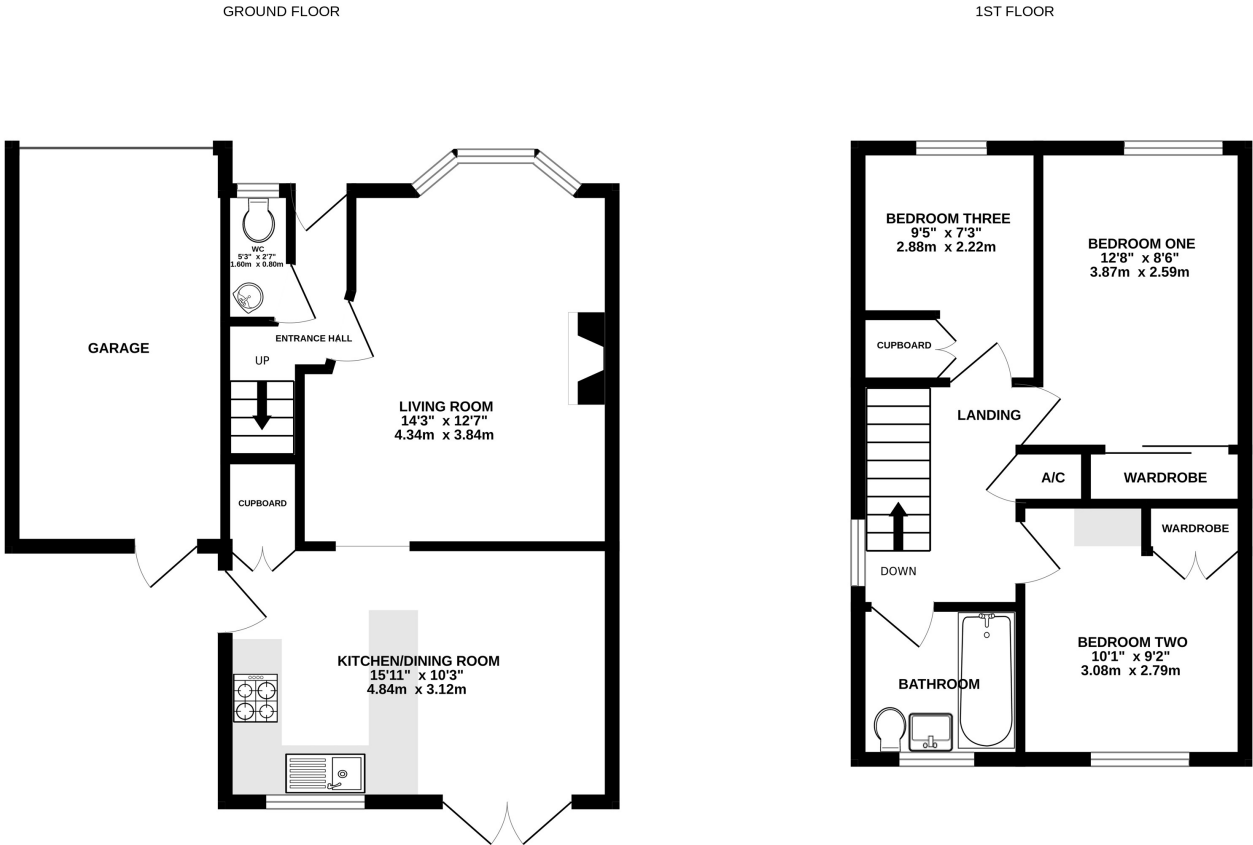


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BURWELL CLOSE

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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Property Description

Ground Floor

Entrance Hall

Cloakroom

Living Room

4.34m x 3.84m (14' 3" x 12' 7")

Kitchen/Dining Room

4.84m x 3.12m (15' 11" x 10' 3")

First Floor

Landing

Bedroom One

3.87m x 2.59m (12' 8" x 8' 6")

Bedroom Two

3.08m x 2.79m (10' 1" x 9' 2")

Bedroom Three

2.88m x 2.22m (9' 5" x 7' 3")

Bathroom

Outside

Rear Garden

Front Garden & Driveway

Garage With Plumbing For Utilities

Council Tax Band

C