

26 St Bartholomews Road, Reading, Berkshire. RG1 3QA.



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RG1 3QA.

£375,000 Freehold

NO ONWARD CHAIN – Situated on a highly sought-after, tree-lined road overlooking Palmer Park on the Reading/Earley borders, this attractive bay-fronted Victorian terraced home offers a fantastic opportunity to create a truly stunning home. Brimming with character, the property features high ceilings and period fireplaces throughout. The spacious accommodation includes an entrance hall, a bay-fronted living room, a dining room, and a generously sized rear kitchen. Upstairs, there are two double bedrooms, with the master enjoying pleasant front-facing views. The large four-piece bathroom is in need of refurbishment but provides ample space for a stunning new four piece suite. Outside, the impressive west-facing rear garden boasts a patio, lawn, and a decking area at the rear—ideal for outdoor entertaining. The property offers excellent potential for improvement and extension (STPP), with neighboring homes having undertaken both ground-floor and loft extensions. Ample permit and visitor parking is available, while the 21-acre Palmer Park—featuring a leisure centre and children's play area—is right on the doorstep. The home is within walking distance of Reading town centre, Royal Berkshire Hospital, and a variety of local shops and amenities. It also provides excellent access to the A329(M) and M4 motorway. A fantastic opportunity for a first-time buyer looking to transform a spacious period home in a prime location.

- NO ONWARD CHAIN
- Overlooking Palmer Park
- Charming Victorian home with character features
- Spacious layout with two reception rooms and a large rear kitchen
- Two generous double bedrooms, with the master enjoying front-facing views
- Large four-piece bathroom, offering potential for a stunning transformation
- West-facing rear garden with patio, lawn, and decking area
- Excellent transport links
- Walking distance to Reading town centre, Royal Berkshire Hospital, shops, and leisure facilities

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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Property Description

Ground Floor

Hallway

Living Room

4.20m x 2.96m (13' 9" x 9' 9")

Dining Room

4.06m x 3.99m (13' 4" x 13' 1")

Kitchen

5.42m x 2.40m (17' 9" x 7' 10")

First Floor

Landing

Bedroom One

3.99m x 3.34m (13' 1" x 10' 11")

Bedroom Two

3.50m x 3.08m (11' 6" x 10' 1")

Bathroom

3.28m x 2.40m (10' 9" x 7' 10")

Outside

Front Garden

Rear Garden

Permit & Visitor Parking

Council Tax Band

C

