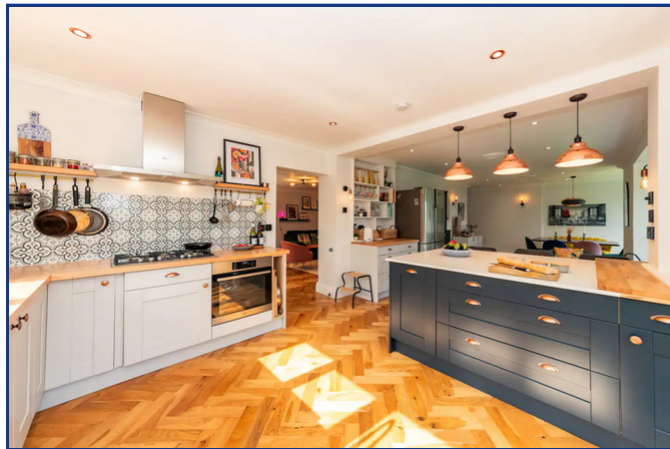


Halls Road, Tilehurst, Reading, Berkshire. RG30
4QD.



4 Overdown Road
Berkshire
Reading RG31 6PR
Tel: 01189 412951
www.arins.co.uk



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£3,500 pcm

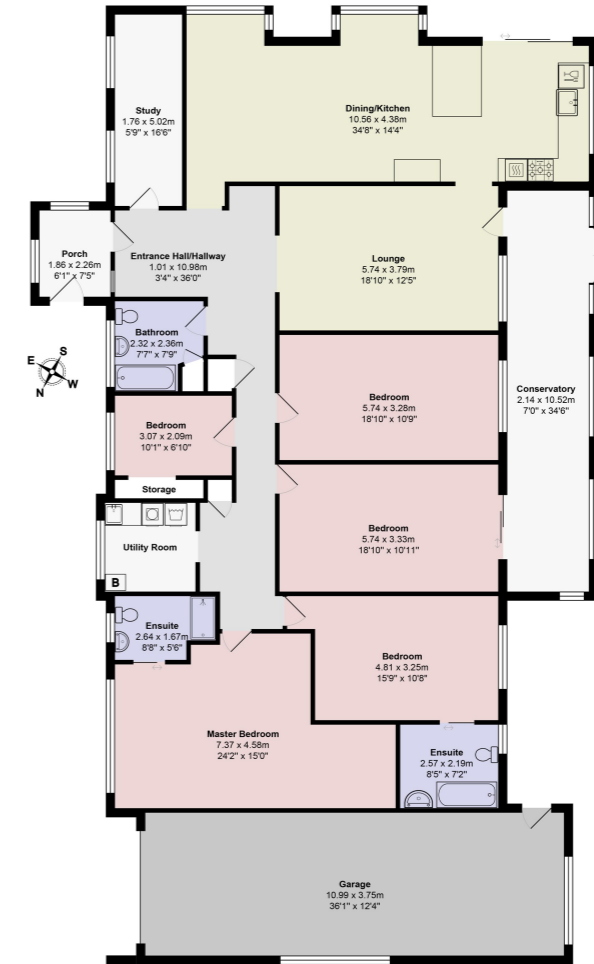
Arins Tilehurst - Offered to the market for a 6 month let is this beautifully presented, modernised, five bedroom detached bungalow offering approximately 3000sq ft of accommodation. The property is situated on a large idyllic plot, at the end of a private road just off the highly sought after Halls Road. The property has excellent access to junction 12 of the M4 motorway, and close to the A4; leading to Newbury. It also offers great access to Tilehurst Village, and is close to a bus route leading to Reading town centre plus various local shops and amenities. Further accommodation includes multiple reception areas, a dual aspect refitted kitchen dining area, and three bathrooms. Other features include gas central heating, double glazed windows, driveway parking for multiple vehicles, an integral garage, and a large wrap around garden. Available start of April and comes unfurnished.

- Five Double Bedrooms
- Three Bathrooms
- Refitted Kitchen Dining Area
- Utility Room
- Fully Modernised Throughout
- Driveway Parking
- Large Wrap Around Garden
- Unfurnished

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.



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



Whilst every attempt has been made to ensure the accuracy of the floor plan 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 floor plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.
Total Area: 287.6 m² ... 3096 ft²

Property Description

Ground Floor

Porch

7' 5" x 6' 1" (2.26m x 1.85m)

Entrance Hall

Living Room

Kitchen Dining Area

34' 8" x 14' 4" (10.57m x 4.37m)

Study

Utility

Conservatory

34' 6" x 7' 0" (10.52m x 2.13m)

Bedroom One

24' 2" x 15' 0" (7.37m x 4.57m)

Ensuite

8' 8" x 5' 6" (2.64m x 1.68m)

Bedroom Two

15' 9" x 10' 8" (4.80m x 3.25m)

Ensuite

8' 5" x 7' 2" (2.57m x 2.18m)

Bedroom Three

18' 10" x 10' 11" (5.74m x 3.33m)

Bedroom Four

18' 10" x 10' 9" (5.74m x 3.28m)

Bedroom Five

10' 1" x 6' 10" (3.07m x 2.08m)

Family Bathroom

7' 9" x 7' 7" (2.36m x 2.31m)

Garage

36' 1" x 12' 4" (11.00m x 3.76m)

Outside

Driveway

Garden

Council Tax Band

G

