

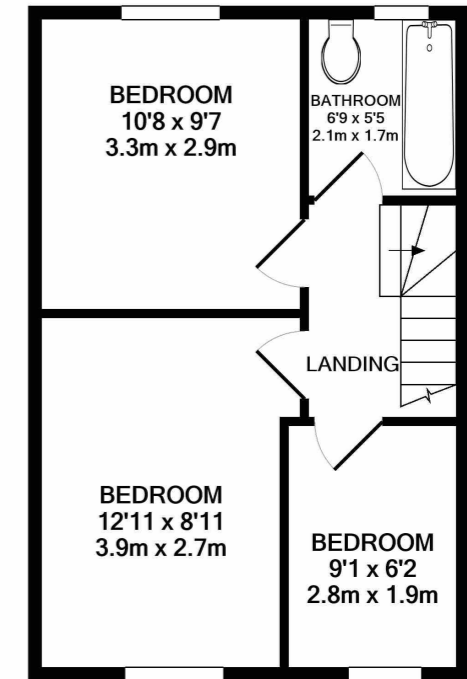
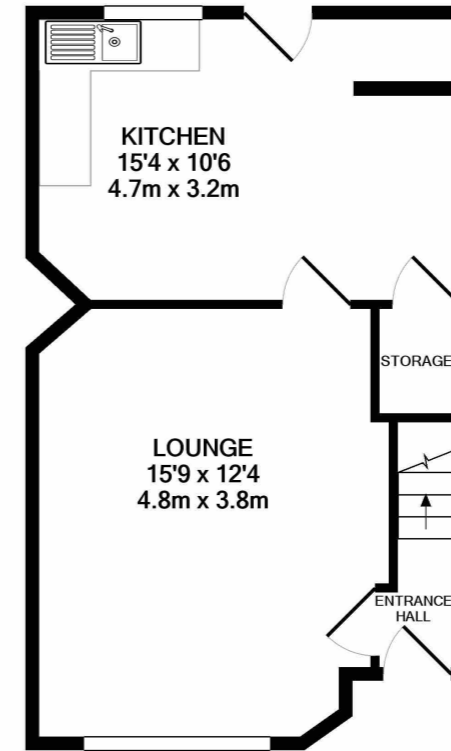


Thirlmere Avenue, Tilehurst, Reading.

£265,000 Freehold

Offered to the market with no onward chain complications in need of some renovation is this three bedroom terraced home. The property benefits from being within walking distance of Tilehurst train station, while being close to a bus route leading to Reading town, as well as having excellent access to various local shops and amenities. Further accommodation includes a lounge, kitchen and first floor bathroom. Other features include double glazed windows, driveway parking, and an enclosed rear garden.

- Three Bedrooms
- Kitchen / Dining Room
- First Floor Bathroom
- Enclosed Rear Garden
- Driveway Parking
- No Onward Chain
- Double Glazed Windows
- Close to Tilehurst Train Station



GROUND FLOOR
APPROX. FLOOR
AREA 385 SQ.FT.
(35.8 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 363 SQ.FT.
(33.8 SQ.M.)

TOTAL APPROX. FLOOR AREA 749 SQ.FT. (69.6 SQ.M.)

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 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

Hallway

Stairs leading to the first floor

Lounge

15' 9" x 12' 4" (4.80m x 3.76m) Front aspect double glazed window, gas fireplace, telephone point.

Kitchen

15' 4" x 10' 6" (4.67m x 3.20m) Rear aspect double glazed window, door into rear garden, partly tile walls, understair storage, single sink with drainer, space for white goods.

First Floor

Landing

Access to all first floor rooms, loft hatch.

Bedroom 1

12' 11" x 8' 11" (3.94m x 2.72m) Front aspect double glazed window.

Bedroom 2

10' 8" x 9' 7" (3.25m x 2.92m) Rear aspect double glazed window, vinyl flooring.

Bedroom 3

Front aspect double glazed window.

Bathroom

6' 9" x 5' 5" (2.06m x 1.65m) Rear aspect double glazed window, vinyl flooring, panel enclosed bath, low level w/c, partly tiled walls.

Outside

Driveway

Parking for one car.

Garden

Fence enclosed rear garden, mostly lawn with path running down the middle.

Council Tax Band

