

27 Rosemary Avenue, Earley, Reading, Berkshire.  
RG6 5YQ.



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Reading RG6 3HD  
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£500,000 Freehold

Situated in the sought after 'Herbs & Spices' area within convenient access of the Asda shopping complex and junctions 10 & 11 of the M4 motorway and close to local schools, is this well presented link detached family home. The property also provides excellent access to the top Grammar Schools in Reading, Reading University, whilst walking distance to local bus routes into the town centre. The spacious downstairs accommodation comprises entrance hall, cloakroom, 16ft living room, dining room, and a kitchen/breakfast room. To the first floor, there is a family bathroom, three good sized bedrooms with an ensuite to the master. Further benefits include a pleasant well maintained rear garden, garage & driveway parking, gas central heating and double glazing.

- Three Generous Bedrooms
- Link Detached Family Home
- Two Reception Rooms
- Kitchen/ Breakfast Room
- Cloakroom
- Ensuite Shower Room to Master
- Pleasant Rear Garden
- Driveway & Garage

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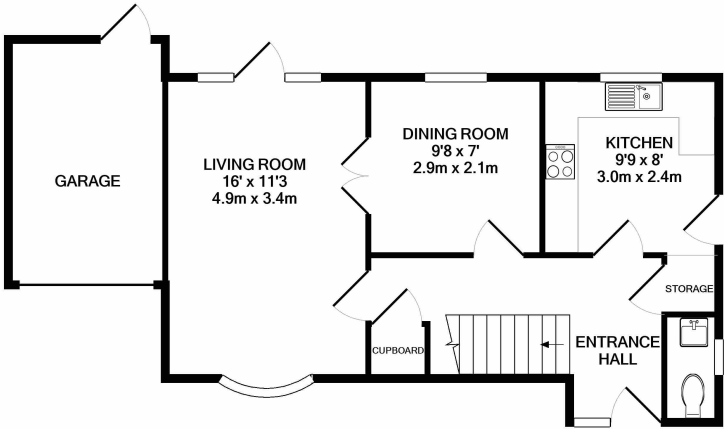
Covering Reading, Earley, Lower Earley, Tilehurst, Woodley, Shinfield, Caversham and all other surrounding areas



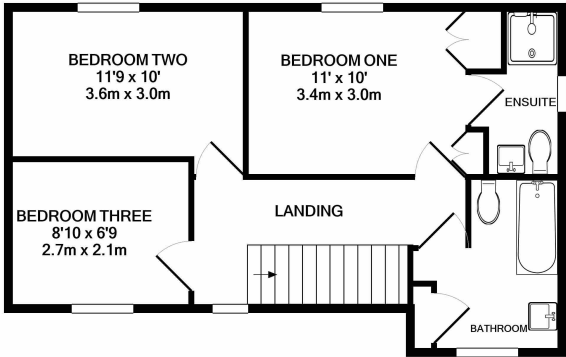
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GROUND FLOOR



1ST FLOOR

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

Entrance Hall

Cloakroom

Lounge

16' 0" x 11' 3" (4.88m x 3.43m)

Dining Room

9' 8" x 7' 9" (2.95m x 2.36m)

Kitchen

9' 9" x 8' 0" (2.97m x 2.44m)

First Floor

Landing

Bedroom One

11' 0" x 10' 0" (3.35m x 3.05m)

Ensuite

Bedroom Two

11' 9" x 10' 0" (3.58m x 3.05m)

Bedroom Three

8' 10" x 6' 9" (2.69m x 2.06m)

Bathroom

Outside

Front Garden

Rear Garden

Garage & Driveway

Council Tax Band

D