

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



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£325,000 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 end of terraced home, that benefits from being a corner plot with a large front garden which provides potential to extend the parking or even add a garage, subject to appropriate planning permission, currently there is off road parking for one car and a visitor space. Local schools are within walking distance and there are good local bus and rail connections. The ground floor accommodation includes, entrance hall, lounge, kitchen/dining room. On the first floor there are two double bedrooms and a bathroom. The property is clean and tidy but modernization is needed throughout. Further benefits include a pleasant rear garden, gas central heating and UPVC double glazing. There is NO ONWARD CHAIN!

- NO ONWARD CHAIN
- Two Double Bedrooms
- End Of Terraced
- Large Front Gardens
- Off Road Parking
- Pleasant Front & Rear Gardens
- Cul-de-sac Location
- Close To Amenities & Schools
- Kitchen/Dining Room

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.

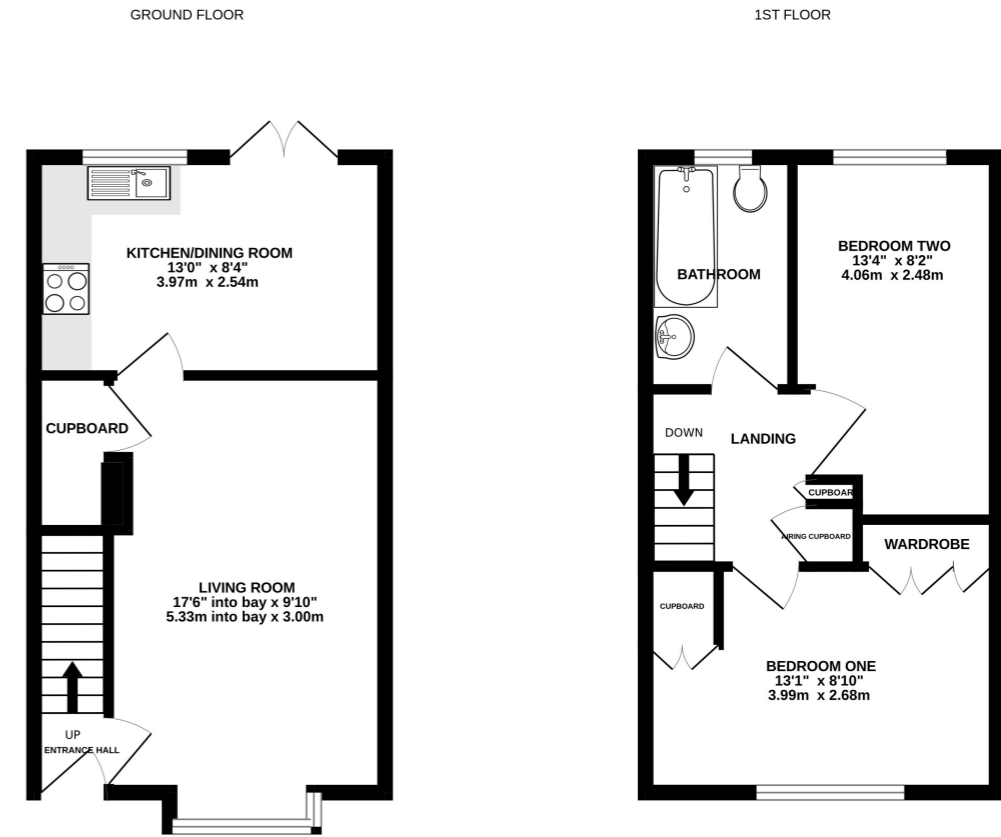


Covering Reading, Earley, Lower Earley, Tilehurst, Woodley, Shinfield, Caversham and all other surrounding areas

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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

Lounge

5.33m x 3m (17' 6" x 9' 10")

Kitchen/Dining Room

3.97m x 2.54m (13' 0" x 8' 4")

First Floor

Landing

Bedroom One

3.99m x 2.68m (13' 1" x 8' 10")

Bedroom Two

4.06m x 2.48m (13' 4" x 8' 2")

Bathroom

Outside

Front Gardens

Off Road Parking

Rear Garden

Council Tax Band

D

