

Kentwood Hill, Tilehurst, Reading, Berkshire. RG31.



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Kentwood Hill, Tilehurst, Reading, Berkshire.
RG31.

£350,000 Freehold

Arins Property Services are delighted to present this extended three-bedroom semi-detached family home, upgraded throughout and ideal for first-time buyers. The property offers an entrance hall, a bright front-facing lounge filled with natural light, and a spacious kitchen with ample storage and utility space. To the rear is a versatile extension, perfect for use as a dining area, study, or additional living space, enjoying pleasant views over the garden. Upstairs are three bedrooms comprising two doubles and a single, all served by a family bathroom. Both double bedrooms have been recently renovated, including insulated external walls, replastering, new carpets, doors, and radiators. Externally, the home benefits from a brand-new roof and a well-designed rear garden with a lawned area and a separate gravelled space ideal for entertaining. A wide side access further adds to the practicality of this fantastic home. Ideally located within walking distance of Tilehurst Train Station, Tilehurst Triangle, Arthur Newbery Park, and excellent transport links to Reading town centre, this is a fantastic opportunity to secure a much-loved family home in a highly sought-after area.

- Three Bedrooms
- Extended
- Semi Detached House
- Renovated Garden With Side Access
- Multiple Reception Rooms Downstairs
- Walking Distance To Tilehurst Station

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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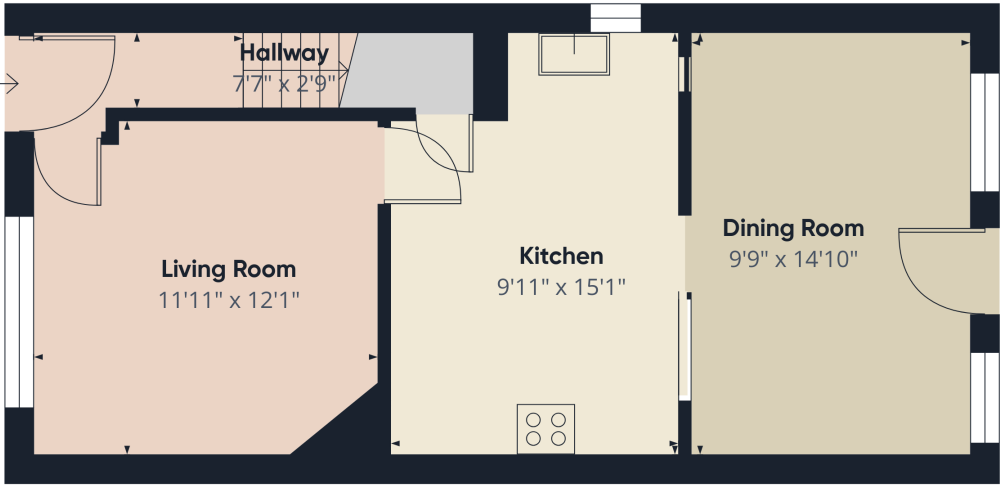


Covering Reading, Earley, Lower Earley, Tilehurst, Woodley, Shinfield, Caversham and all other surrounding areas

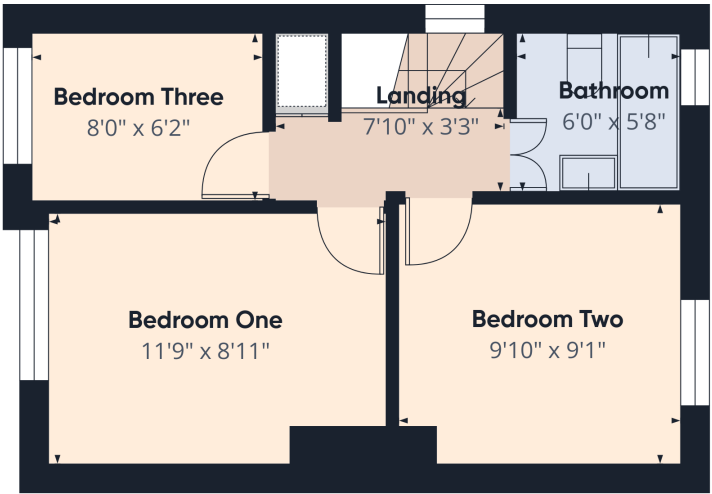
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Floor 0



Floor 1

Approximate total area^m
771 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Property Description

Council Tax Band

C