

Orkney Close, Calcot, Reading, Berkshire. RG31.



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



Orkney Close, Calcot, Reading, Berkshire. RG31.

£925,000 Freehold

Arins Property Services are delighted to present this substantial and beautifully extended 7-bedroom detached residence tucked away at the end of a quiet cul-de-sac. The property offers over 2,600 square feet of versatile living space, making it the perfect home for large or growing families. Offered with no onward chain, the property features a double garage, private rear garden, and driveway parking for multiple vehicles. The ground floor welcomes you with a spacious entrance hallway, convenient WC, and internal access to the double garage. The modern kitchen/dining room is ideal for family meals and entertaining, complemented by a separate study or reception room. The standout room downstairs is the impressive open-plan living/dining area which is filled with natural light and sliding doors into the garden. On the first floor, you'll find six well-proportioned bedrooms, three of which benefit from en-suite bathrooms, along with a total of four bathrooms on this level—ideal for busy family life or accommodating guests with ease. The second floor boasts a stunning principal bedroom complete with its own en-suite bathroom and ample storage, offering a private retreat from the rest of the home. Externally, the property continues to impress with a large, completely private rear garden, perfect for outdoor entertaining, family playtime, or quiet relaxation. The generous driveway provides parking for several vehicles. This exceptional home combines space, privacy, and flexibility in a highly desirable location, making it a rare opportunity not to be missed.

- No Onward Chain
- Driveway parking
- Seven Bedroom Detached House
- Four En-Suites
- Large Private Rear Garden
- Located at the end of a cul-de-sac

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.

Please
recycle
me



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

Orkney Close, Calcot, Reading, Berkshire. RG31.



Have you visited our website for our latest property listings?
www.arins.co.uk



TOTAL FLOOR AREA : 2653 sq.ft. (246.5 sq.m.) approx.
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.
Made with Metropix ©2025

Property Description

Ground Floor

Entrance Hall

Downstairs WC

5' 2" x 4' 2" (1.57m x 1.27m)

Study/ Second Living Room

11' 9" x 17' 2" (3.58m x 5.23m)

Lounge/Dining Area

26' 8" x 29' 11" (8.13m x 9.12m)

Kitchen

11' 0" x 9' 0" (3.35m x 2.74m)

Additional Dining Area

10' 7" x 13' 1" (3.23m x 3.99m)

Garage

15' 9" x 17' 10" (4.80m x 5.44m)

First Floor

Bedroom One

13' 7" x 11' 1" (4.14m x 3.38m)

En-Suite

5' 1" x 9' 1" (1.55m x 2.77m)

Bathroom

6' 1" x 7' 1" (1.85m x 2.16m)

Bedroom

10' 8" x 13' 1" (3.25m x 3.99m)

Bedroom

10' 8" x 9' 2" (3.25m x 2.79m)
restricted headroom

Bedroom

13' 10" x 9' 4" (4.22m x 2.84m)
restricted headroom

En-Suite

7' 9" x 4' 0" (2.36m x 1.22m)

Bedroom

10' 8" x 11' 10" (3.25m x 3.61m)

En-Suite

3' 3" x 7' 7" (0.99m x 2.31m)

Bedroom

6' 9" x 9' 1" (2.06m x 2.77m)

Second Floor

Bedroom

12' 4" x 7' 1" (3.76m x 2.16m)
restricted headroom

En-Suite

14' 11" x 8' 2" (4.55m x 2.49m)
restricted headroom

Council Tax Band

E