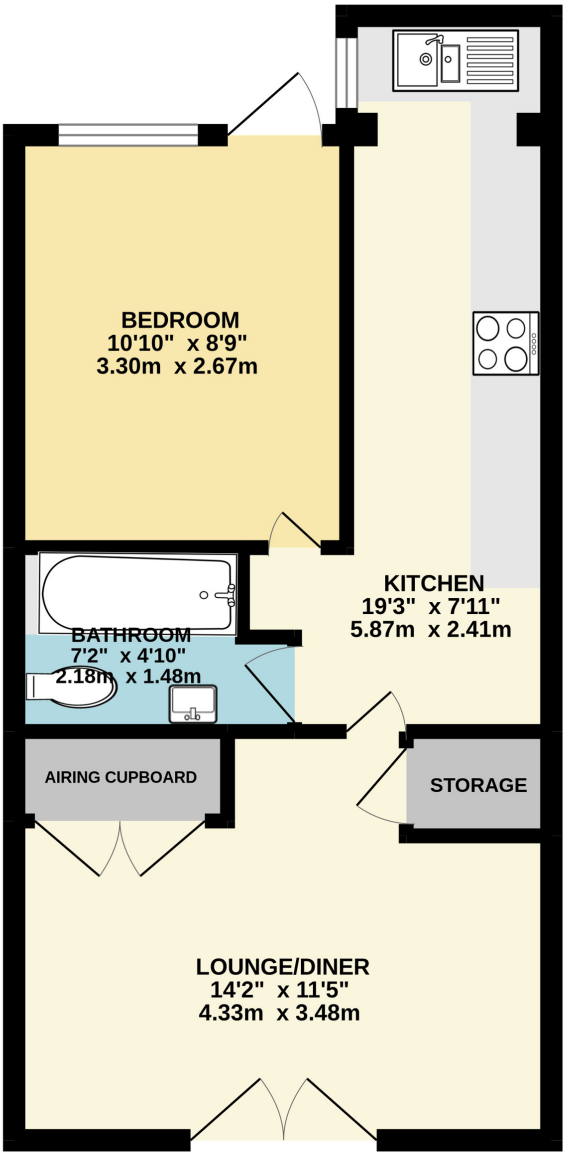


GROUND FLOOR
393 sq.ft. (36.5 sq.m.) approx.



TOTAL FLOOR AREA : 393 sq.ft. (36.5 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.
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George Street, Reading, Berkshire.

£155,000 Share of
Freehold

Offered to the market with a SHARE OF FREEHOLD is this well presented, one bedroom basement flat. It is located minutes from the town centre, close to shops and bus routes with easy access to West Reading and Reading Stations. Accommodation comprises of lounge, kitchen, bathroom and a double bedroom. The property further benefits from double glazed windows and a good sized shared rear garden that can only be accessed by this property and the one above.

- Share of Freehold
- No Service charge or Ground Rent
- Over 900 Years Left on Lease
- One Bedroom
- Family Bathroom
- Large Kitchen
- Shared Garden
- Close to Town Centre





Property Description

Basement Level

Lounge Dining Room

14' 2" x 11' 5" (4.32m x 3.48m) Front aspect double glazed French doors, TV point, laminated wood flooring, downlights, airing cupboard, storage cupboard, single radiator.

Kitchen

7' 11" x 19' 3" (2.41m x 5.87m) Side aspect double glazed window, range of base storage units, electric hob with extractor hood, single oven, space for washing machine, space for tumble dryer, space for dish washer, space for fridge freezer, one and a half bowl sink with draining board, telephone point, TV point, downlights, laminated wood flooring, two single radiators.

Bedroom

8' 9" x 10' 10" (2.67m x 3.30m) Rear aspect double glazed window, rear access to garden, TV point, telephone point, single radiator, laminated wood flooring.

Bathroom

7' 2" x 4' 10" (2.18m x 1.47m) Pedestal wash basin, low level WC, panel enclosed bath with shower, tiled floor and walls, extractor fan, downlights, shaving point.

Outside

Rear Garden

Large low maintenance rear garden that is shared with the property above.

Parking

On street permit parking directly outside the front of the property.

Lease Information

No ground rent or service charge.
Over 900 years left on the lease.
This information has been provided by the seller and will be confirmed through solicitors.

Council Tax Band

