

The Acorns, Cutbush Lane, Lower Earley, Reading,  
Berkshire. RG6 4UU.



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£550,000 Freehold

\*\*\*RARELY AVAILABLE\*\*\* Coming to the market for the first time in 20 years, tucked away at the end of a quiet no-through road, this attractive four-bedroom detached home offers an ideal balance of peaceful living and excellent connectivity. Perfectly positioned for families, the property is within close proximity to highly regarded local schools, while commuters will appreciate the convenient bus routes to Reading, nearby train stations, and easy access to the M4 and A329, all just a short drive away.

- Detached Family Home
- Four Bedrooms
- Two Bathrooms
- Two Reception Rooms
- Kitchen Diner
- Garage
- Driveway Parking
- No Onward Chain

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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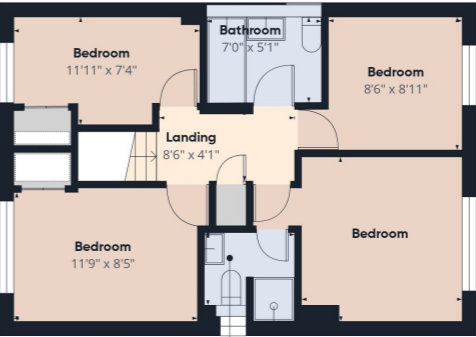
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Floor 0



Floor 1



Approximate total area<sup>(1)</sup>  
1273 ft<sup>2</sup>  
Reduced headroom  
9 ft<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom  
..... Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.  
GIRAFFE360

Property Description

Council Tax Band

E