

Priory Point, Southcote Lane, Reading, Berkshire.
RG30 3ES.



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RG30 3ES.

£210,000 Leasehold

Arins Property Services - Very well presented throughout one bedroom apartment within easy reach of Reading West train station and good bus routes to Reading town centre. Property benefits from open plan reception room / kitchen overlooking maintained communal gardens, double bedroom, bathroom, and entrance hall with ample storage. Property also comes with allocated parking space.

- One Bed Apartment
- Open Plan Kitchen Sitting Room
- Double Bedroom
- Modern Bathroom
- Ample Storage
- Allocated Parking
- Great Access Into Reading Town Centre
- Close to Reading West Train 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.



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

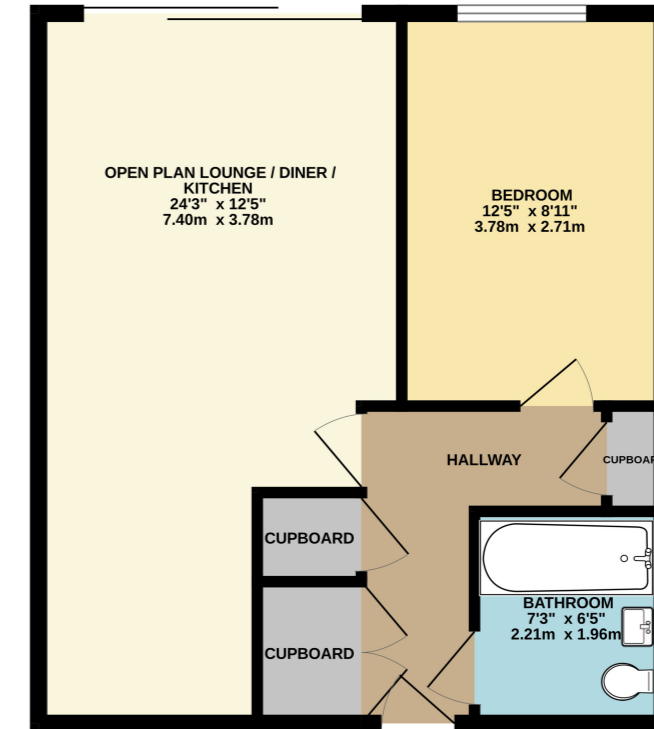
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GROUND FLOOR
517 sq.ft. (48.0 sq.m.) approx.



TOTAL FLOOR AREA: 517 sq.ft. (48.0 sq.m.) approx.
While 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 Measure 2008

Property Description

Raised Ground Floor as Building has Underground Parking

Entrance Hall

Access to all rooms. Double door storage cupboard with plumbing for washing machine. Storage cupboard. Boiler cupboard with storage space. Video entry system.

Open Plan Lounge / Diner / Kitchen

24'3" x 12'5" (7.40m x 3.78m)
Rear aspect Large Sliding Doors overlooking well maintained Communal Gardens. Matching modern base and wall kitchen units. Worksurface with fitted sink/drainage and gas hob. Oven with Extractor. Integral Dishwasher and Fridge / Freezer.

Double Bedroom

12'5" x 8'11" (3.78m x 2.71m)
Rear aspect double glazed window.

Bathroom

7'3" x 6'5" (2.21m x 1.96m)
Matching three piece suite comprising of low level WC, wash hand basin, and bath with shower room.

Parking / Outside

Allocated Parking Space. Well maintained communal gardens. Cycle storage.

Council Tax Band

B