



Firs Road, Tilehurst, Reading.

£661,500 Freehold

Arins Tilehurst - Offered to the market with NO ONWARD CHAIN is this recently refurbished, 4/5 bedroom detached family home found at the end of a close. The property is located close to the number 17 bus route which leads to Reading town centre, has excellent access to junction 12 of the M4 motorway, while being a reasonable distance from Tilehurst village centre which includes various local amenities. Further accommodation includes a kitchen breakfast room, a living room, a downstairs family bathroom and an ensuite to the master bedroom. Other features include beautifully landscaped rear garden, a large driveway for multiple vehicles, an integral garage, gas central heating and double glazed windows throughout.

- No Onward Chain
- 4/5 Bedrooms
- Landscaped Garden
- Expired Planning Permission For Significant Extension
- Very Private, Enclosed And Newly Fenced Rear Garden Safe For Children & Pets
- Recently Refurbished
- New Carpets & Floor Coverings Throughout
- Driveway Parking For Up To Six Cars
- Close to A4 & M4 Motorway
- Close to Tilehurst Village



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 Metropro ©2023

Property Description

Ground Floor

point, telephone point, double radiator.

Hallway

Front aspect double glazed window, stairs leading to first floor, access to all ground floor rooms other than the living room.

Bedroom Four

9' 11" x 9' 7" (3.02m x 2.92m) Side aspect double glazed window, single radiator.

Kitchen Breakfast Room

14' 11" x 15' 11" (4.55m x 4.85m) Three rear aspect double glazed windows, French doors leading to patio, 1.5 bowl sink with draining board, space for cooker, space for dish washer, space for fridge freezer, space for washing machine, space for tumble dryer, partly tiled walls and floor, double radiator.

Bedroom Five/Study

14' 1" x 9' 7" (4.29m x 2.92m) Side aspect double glazed window, double radiator, telephone point.

Living Room

11' 0" x 16' 9" (3.35m x 5.11m) Rear aspect double glazed window, French doors leading to patio, TV point, telephone point, two double radiators.

Family Bathroom

9' 11" x 6' 1" (3.02m x 1.85m) Side aspect double glazed window, low level wc, pedestal wash basin, panel enclosed bath with shower, heated towel rail, tiled walls and floor.

Bedroom Two

10' 11" x 14' 5" (3.33m x 4.39m) Front aspect double glazed window, walk in wardrobe that offers potential to convert to an en suite, TV

Garage

Benefits from power, home to the boiler.

First Floor

Landing

Offers access to bedroom one and bedroom three.

Bedroom One

10' 8" x 13' 4" (3.25m x 4.06m) Front aspect double glazed window, access to en suite, built in shelving, double radiator, TV point.

En Suite

4' 7" x 6' 9" (1.40m x 2.06m) Side aspect double glazed window, low level wc, pedestal washbasin, tiled walls and floor.

Bedroom Three

9' 10" x 13' 4" (3.00m x 4.06m) Front aspect double glazed window, double radiator.

Outside

Garden

Beautifully landscaped fence enclosed rear garden that offers great privacy and comprises of a large patio to the rear of the property that

leads into the lower deck where you can find a brick built BBQ. Moving through the trellis you come to the lawn and at the rear you come to the large upper deck which is perfect for entertaining. The garden also benefits from a side access, ample lighting and power sockets.

Parking

Large driveway for multiple vehicles.

Council Tax Band

E

