



YORK ROAD, READING, RG1
OFFERS IN EXCESS OF £290,000 FREEHOLD

A TWO BEDROOM VICTORIAN TERRACE HOUSE A SHORT WALK TO READING STATION AND THE RIVER THAMES

Reading | 0118 4022 300 | reading@winkworth.co.uk



for every step...

winkworth.co.uk



Winkworth
for every step...

DESCRIPTION:

This two bedroom Victorian terrace house is conveniently located a short walk to Reading Station with its direct link to London Paddington in under 25 minutes and on the Elizabeth Line (Crossrail) linking Reading with the City of London and Canary Wharf. The River Thames is also a short walk ideal for walking, cycling and jogging along the tow path. Living accommodation comprises, two reception rooms with stripped wooden flooring and a fitted kitchen which accesses a private rear garden on the ground floor. There are two bedrooms on the first floor with a bathroom off the rear bedroom. The property would benefit from some cosmetic refurbishment work and offers the new owner a 'blank canvass' to create a lovely home in this desirable location. The property is being sold with no chain complications.

AT A GLANCE

- No Chain
- Two Bedroom Victorian Terrace Home
- Walk to Reading Station and River Thames
- Two Reception Rooms
- First Floor Bathroom off Rear Bedroom
- Private Rear Garden
- Council Tax Band C

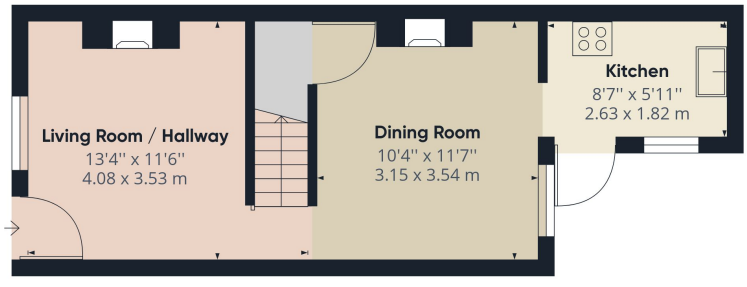


Winkworth
for every step...

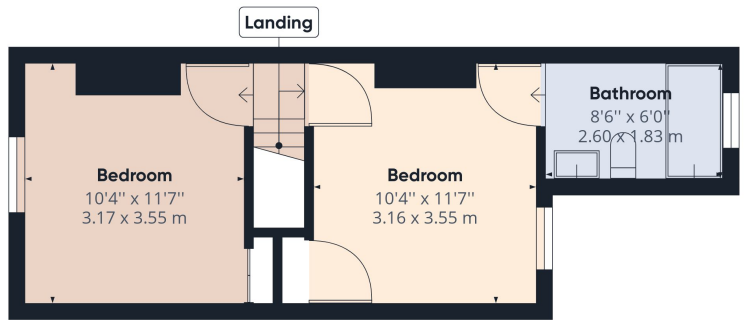


Winkworth
for every step...





Ground Floor



Floor 1

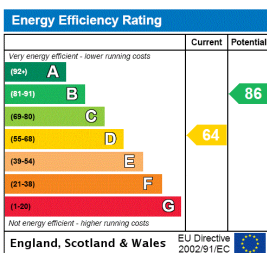
Approximate total area⁽¹⁾
606.25 ft²
56.32 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Reading | 0118 4022 300 | reading@winkworth.co.uk

for every step...

winkworth.co.uk

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.