



## Goldsmid Road, Reading, Berkshire, RG1

£1,350 per month *Unfurnished*



Two bedroom ground floor maisonette

Accommodation comprises of two bedrooms, reception room, kitchen, bathroom and a private garden. Ideal for a professional couple, two sharers or a small family. The property is situated on Goldsmid Road which is 0.8 miles from Reading train station and 0.9 miles from The Oracle shopping centre. Permit parking available via Reading Borough Council. Unfurnished. Available NOW.

### KEY FEATURES

- Two bedroom maisonette
- Ground floor
- Garden
- Unfurnished
- Permit parking via RBC
- Available NOW



Reading

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## MATERIAL INFO

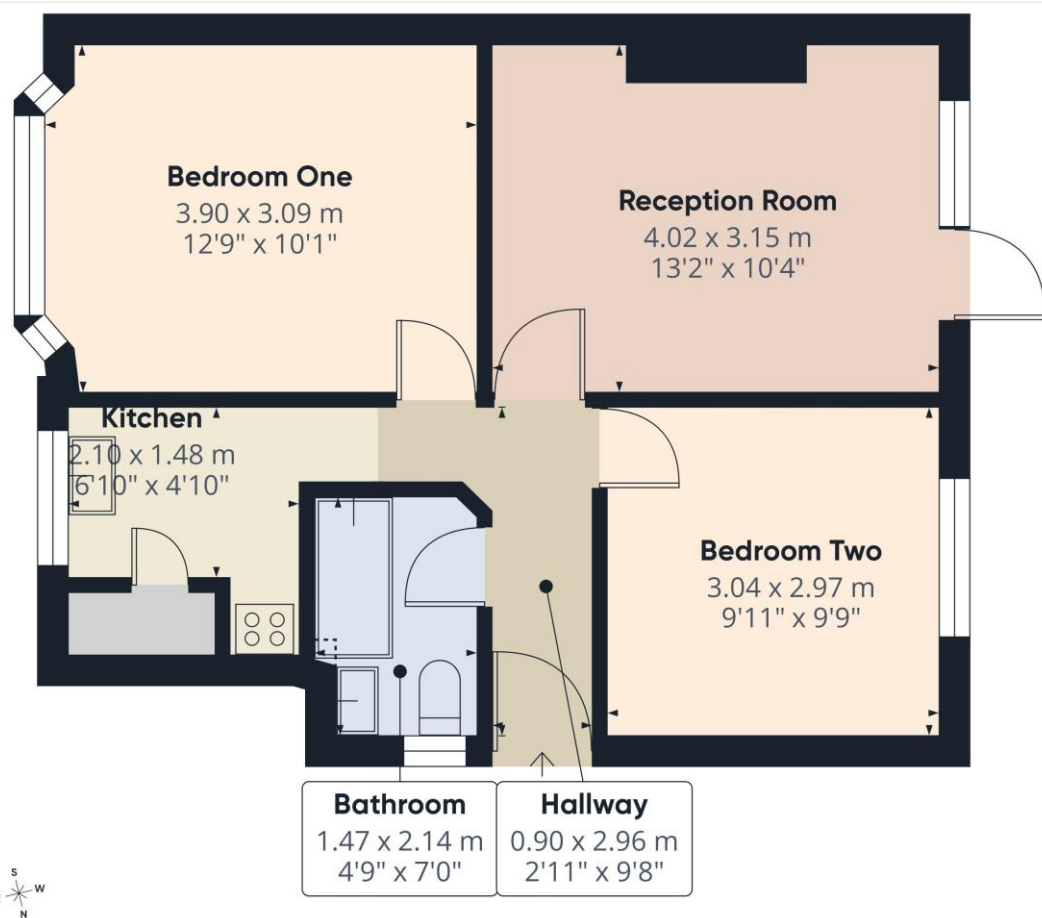
**Deposit:** £1,557.69

**Holding Deposit:** £311.53

**Council Tax Band:** B

**EPC rating:** D

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**GLA<sup>®</sup>**  
53.48 m<sup>2</sup>  
575.63 ft<sup>2</sup>

(1) Finished, above grade

Ext. wall thickness assumed: 15.24 cm/6 in

Reduced headroom

Below 1.5 m/5 ft

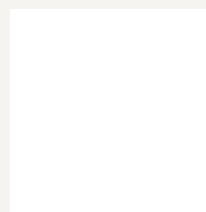
Areas with headroom below 1.52 m/5 ft are excluded

Calculations reference the ANSI-Z765 standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         |           |
| 69-80 | C             |         | 76 C      |
| 55-68 | D             | 68 D    |           |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |

For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/rent/property/REA260876>

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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