



Garrard House, Reading, Berkshire, RG1 1NR
£1,250 per month *Furnished*



Modern second floor one bedroom furnished apartment in this landmark development opposite Reading Train Station. Finished to a high standard the property comprises an open plan living and kitchen area, one double bedroom with built in wardrobe and a shower room. (No parking) Available 17th October 2026. Furnished.



Reading

0118 4022 300 | reading@winkworth.co.uk

Winkworth

for every step...

LOCATION

Garrard Street is located opposite Reading Station and adjacent to the Station Hill development in Reading Town Centre.

Reading is a thriving, well-connected town in the heart of Berkshire that combines the charm of riverside living with the energy of a growing urban hub. Ideally situated just 25 minutes from London Paddington by train, it appeals to commuters, families, and professionals alike. The town is undergoing exciting regeneration, bringing new homes, retail, and leisure developments to an already dynamic community.

Reading boasts an excellent selection of amenities, including The Oracle shopping centre, a lively restaurant and nightlife scene, and picturesque riverside walks along the River Thames and River Kennet. Its highly rated schools, including several top-performing grammar and independent schools, make it particularly attractive for families.

For professionals, Reading is a major centre for technology and finance, with companies like Microsoft, Oracle, and PwC having a strong local presence. Its proximity to the M4 corridor also enhances its appeal for business and logistics.

Green spaces such as Prospect Park, Forbury Gardens, and nearby countryside offer a perfect balance of urban convenience and outdoor lifestyle. With a diverse housing market ranging from



TOTAL APPROX. FLOOR AREA 387 SQ.FT. (35.9 SQ.M.)
Whilst every attempt has been made to ensure the accuracy of the floor plan 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 Metropix ©2016

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	78 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



MATERIAL INFO

Deposit: £1,442.31
Holding Deposit: £288.46
Council Tax Band: C

<https://www.winkworth.co.uk/rent/property/REA180281>

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.

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

Winkworth
for every step...

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.