



## Southampton Street, Reading, Berkshire, RG1 2QU

£1,500 per month *Unfurnished*

2  1  1 

Brand new two bedroom ground floor apartment within walking distance of Reading town centre and train station. Accommodation comprises open plan living room / kitchen with integrated appliances, two double bedrooms, utility cupboard and a modern three piece bathroom. The development benefits from cycle storage, video intercom and lift access. Available now. Unfurnished.

### KEY FEATURES

- Brand new apartment
- Ground floor
- Two bedrooms
- No parking
- Council tax band TBC
- Available now
- Unfurnished



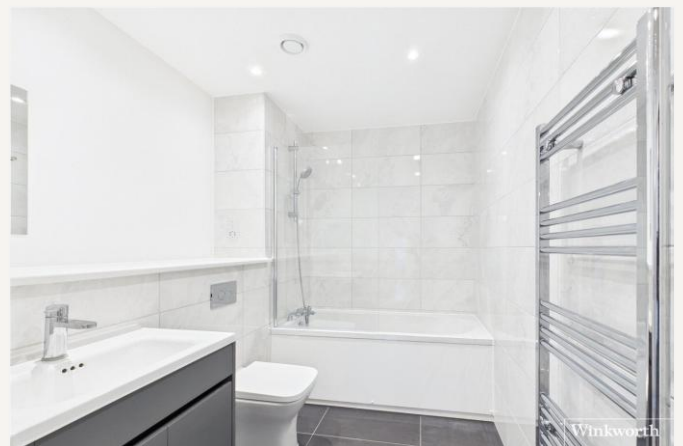
Reading

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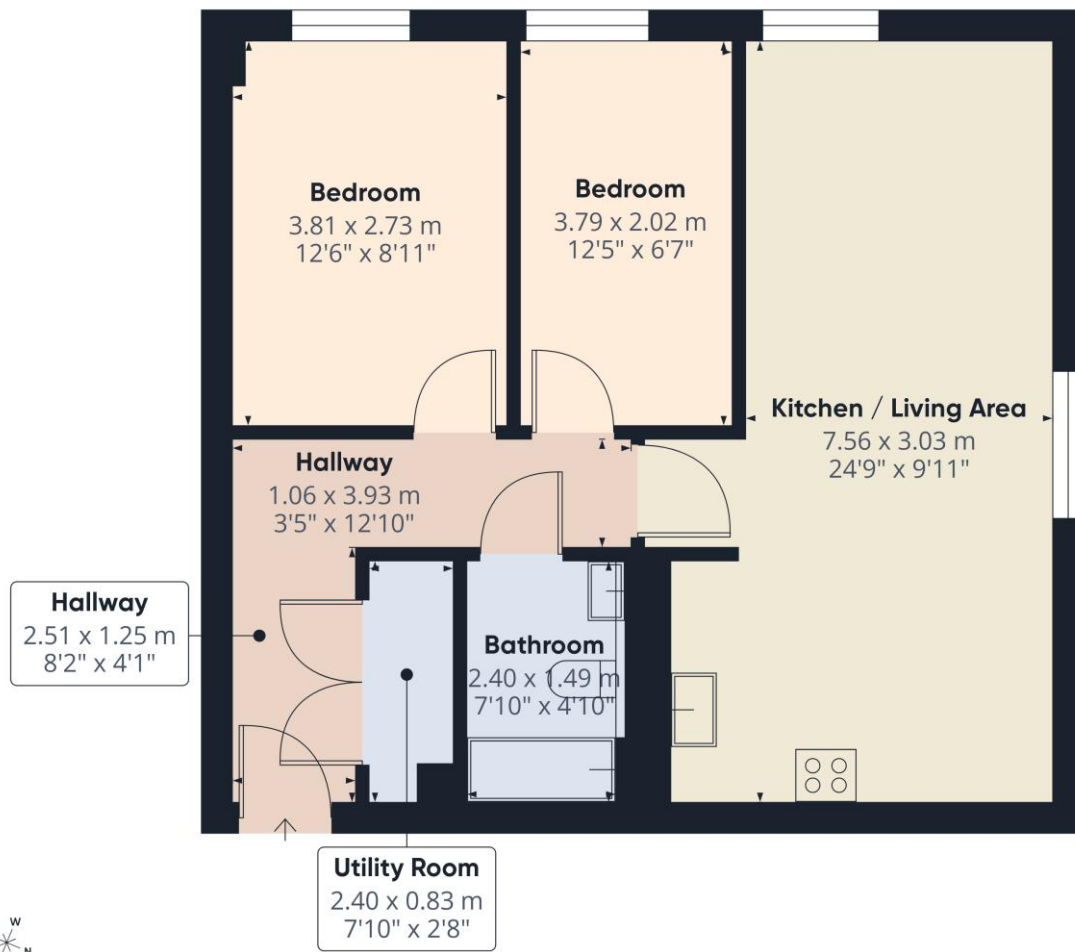






#### MATERIAL INFO

**Deposit:** £1,730.77  
**Holding Deposit:** £346.15  
**Council Tax Band:** TBC  
**EPC rating:** B



**Approximate total area<sup>(1)</sup>**  
57.1 m<sup>2</sup>  
615 ft<sup>2</sup>

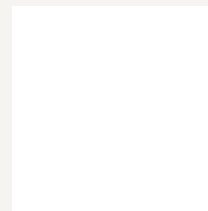
(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C 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	83 B	83 B
69-80	C		
55-68	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/REA251150>

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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