



**GARRARD HOUSE, READING, BERKSHIRE, RG1
£1,350 PER MONTH FURNISHED**

**MODERN FIFTH FLOOR TWO DOUBLE
BEDROOM APARTMENT IN THIS LANDMARK
DEVELOPMENT OPPOSITE READING TRAIN**

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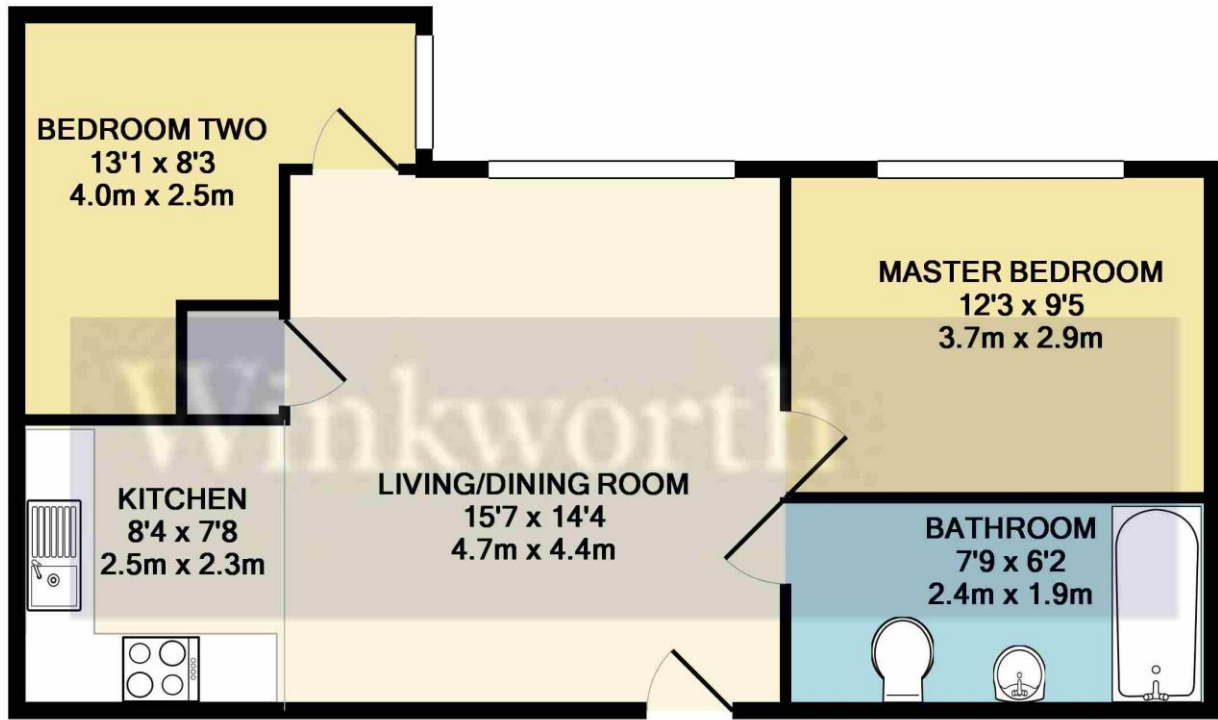
DESCRIPTION:

Modern fifth floor two double bedroom apartment in this landmark development opposite Reading Train Station. Finished to a high standard the property comprises an open plan living and kitchen with integrated appliances, two double bedrooms and a three piece bathroom. (No parking) Available 17th January 2022. Furnished to a high standard.

AT A GLANCE

- Fifth floor apartment
- Located close to Reading train station
- Two double bedrooms
- Open plan living area
- Council tax band C
- No parking
- Available 17th January
- Furnished





TOTAL APPROX. FLOOR AREA 584 SQ.FT. (54.2 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
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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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A (92+)		
B (81-91)		83	83
C (69-80)			
D (55-68)			
E (39-54)			
F (21-38)			
Not energy efficient - higher running costs	G (1-20)		

England, Scotland & Wales EU Directive 2002/91/EC