



Alder House, Reading, Berkshire, RG1

£1,245 per month *Furnished*



One of just three apartments is this modern first floor one bedroom apartment within close walking distance of Reading town centre. The property comprises one double bedroom, lounge/diner, kitchen with fitted appliances and a bathroom suite. One allocated parking space included. Furnished to a high standard. Available now.



Reading

0118 4022 300 | reading@winkworth.co.uk

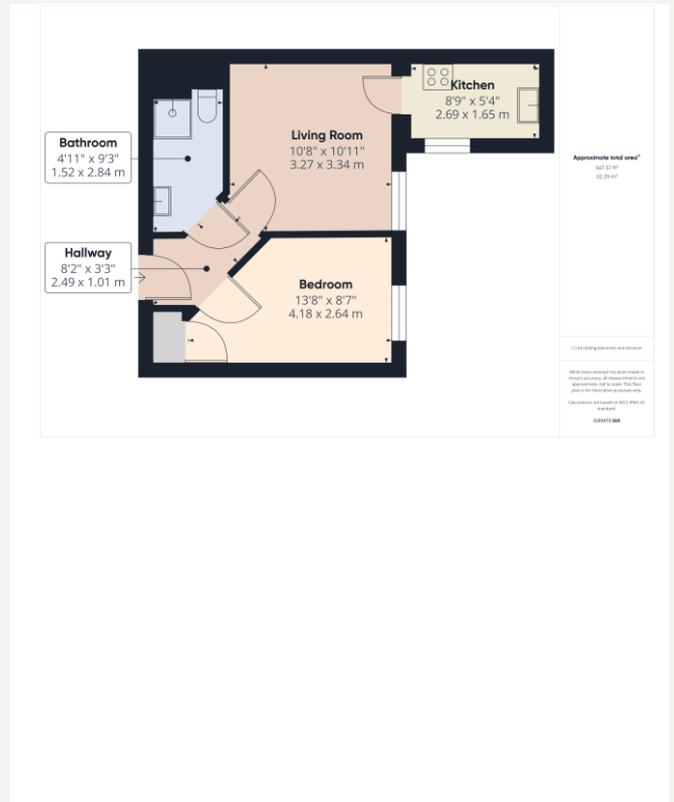
LOCATION

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 modern riverside apartments to Victorian terraces and spacious family homes in leafy suburbs like Caversham and Earley, Reading



| Energy Efficiency Rating | | Current | Potential |
|---|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92-) | A | | |
| (81-91) | B | | |
| (69-80) | C | | |
| (55-68) | D | 64 | 67 |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | | |
| England, Scotland & Wales | | EU Directive 2002/91/EC | |

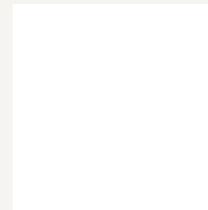
MATERIAL INFO

Deposit: £1,436.54

Holding Deposit: £287.30

Council Tax Band: C

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



<https://www.winkworth.co.uk/rent/property/REA150039>

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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