



Winkworth

for every step...

Home Court, 96 London Street, RG1 4AF

£2,200 per month *Furnished*

3  1  2 

A spacious three bedroom duplex apartment set on the top two floors in this gated development off London Street within walking distance of The Oracle Shopping Centre, the Royal Berkshire Hospital and Reading Station. The entrance to the property is from the first floor of the block into a generous entrance hall which gives access into a bright open-plan living space with a modern kitchen with a range of integrated appliances and a breakfast bar, a double bedroom and three piece bathroom complete the ground floor. A set of stairs lead to the top floor where there are two further double bedrooms, both with built in wardrobes and the master with an en suite shower room. Secure allocated parking space included. Available now. Furnished.

KEY FEATURES

- Three bedroom apartment
- Modern kitchen & bathrooms
- Excellent condition throughout
- Allocated parking space
- Council tax band D
- Available now
- Furnished



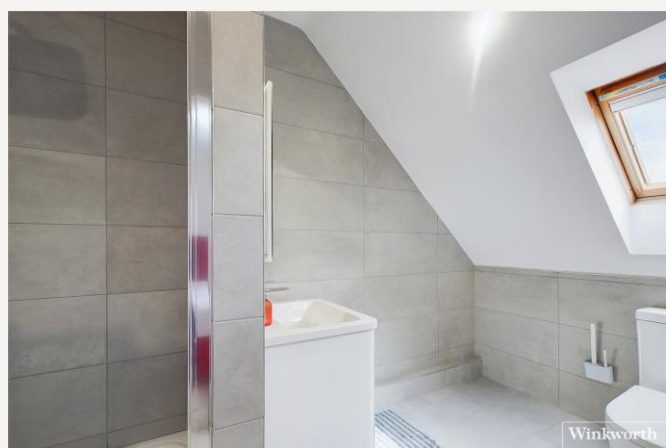
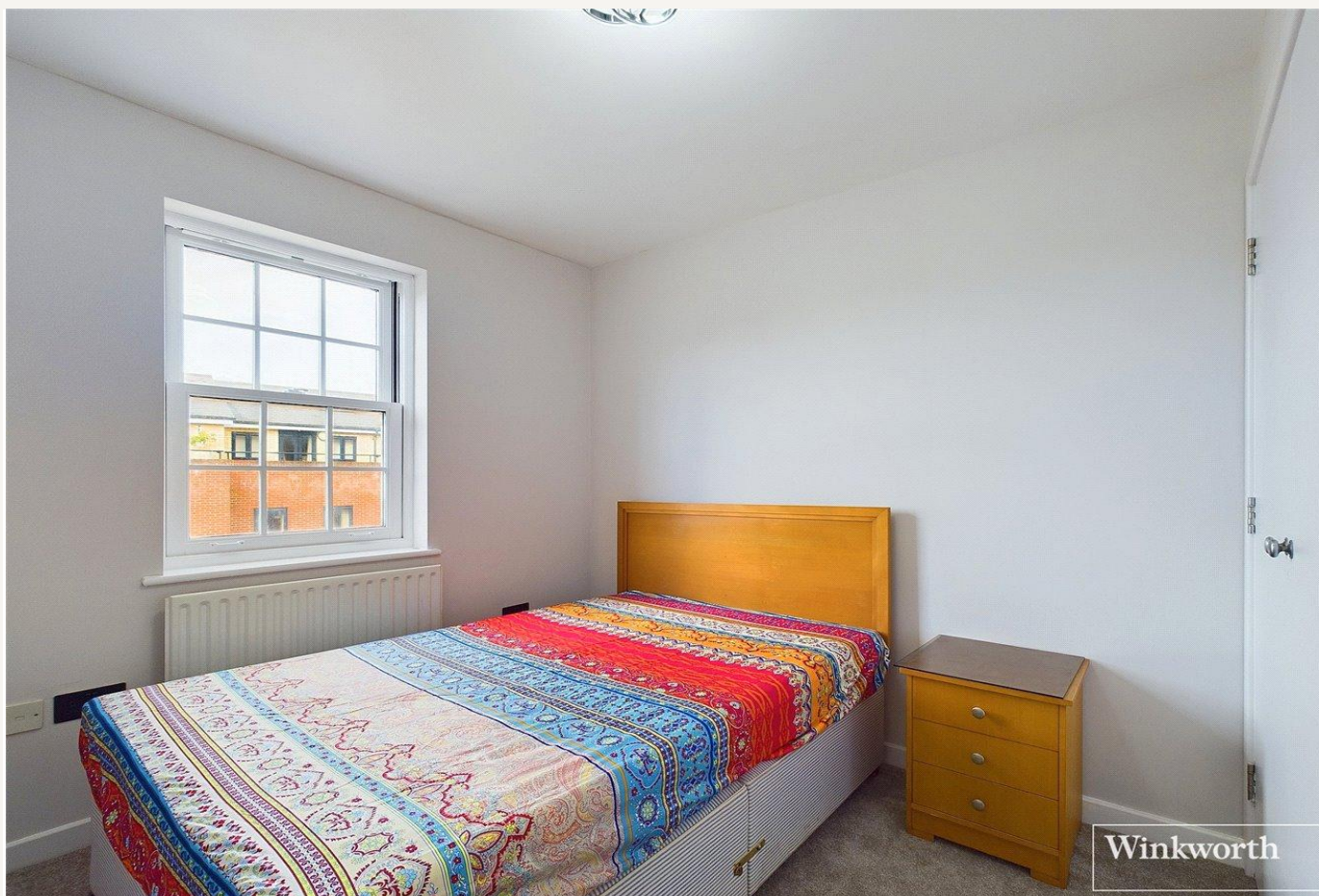
Reading

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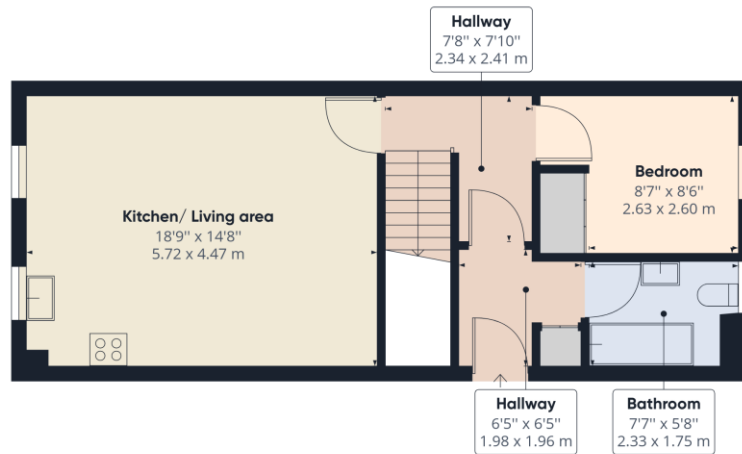
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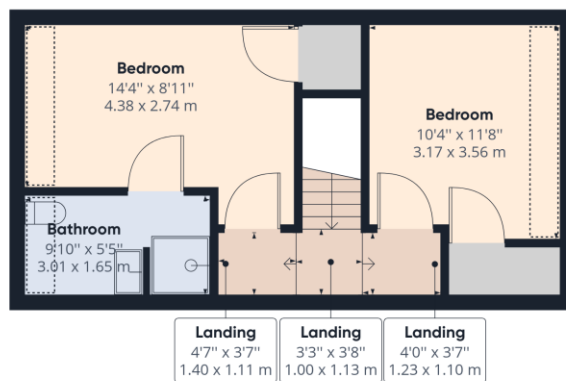


MATERIAL INFO

Deposit: £2,538.46
Holding Deposit: £507.69
Council Tax Band: D
EPC rating: C



Ground Floor



Floor 1

Approximate total area⁽¹⁾

906.74 ft²
84.24 m²

Reduced headroom

40.93 ft²
3.80 m²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	79 C	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/REA240177>

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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