



BERESFORD ROAD, READING, BERKSHIRE, RG30 1BX  
**GUIDE PRICE £275,000 FREEHOLD**

## A THREE BEDROOM TWO BATHROOM BAY FRONTED TERRACED HOME

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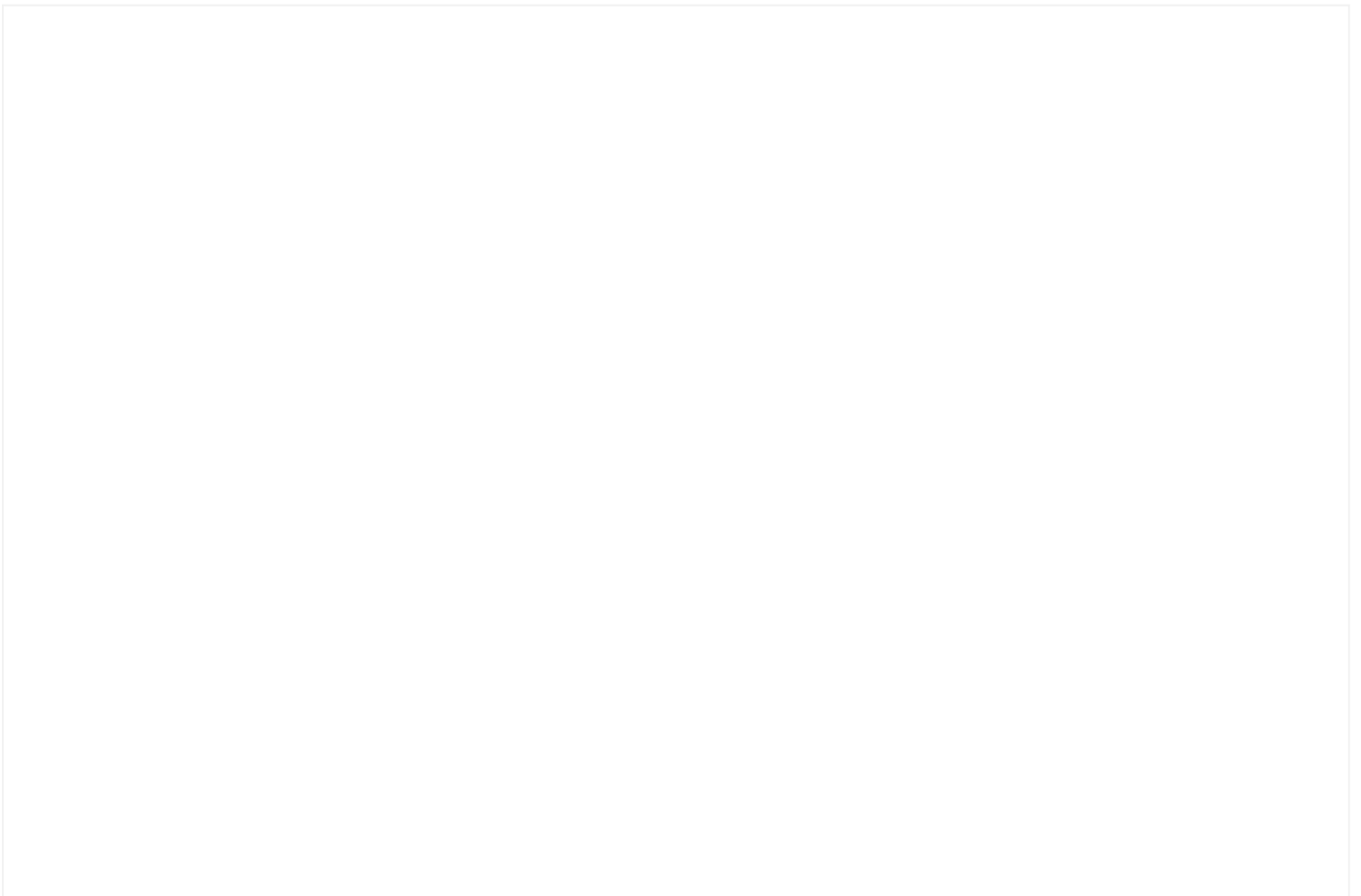
## DESCRIPTION:

Offered for sale with no onward chain is this three bedroom separately approached terraced home. The property provides scope for improvement and upgrading and is offered for sale with no onward chain delays. There are two reception rooms, kitchen and a ground floor bathroom. The first floor has the benefit of an additional bathroom. There is a rear garden the property is conveniently located within access of local amenities and Reading West railway station .

## AT A GLANCE

- Three bedrooms
- Two reception rooms
- Gas radiator heating
- Two bathrooms
- Garden
- No chain









Ground Floor

Approximate total area<sup>(1)</sup>  
811.03 ft<sup>2</sup>  
75.35 m<sup>2</sup>



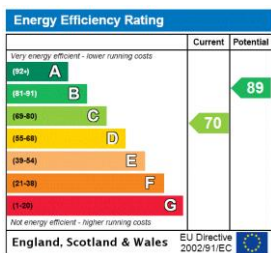
Floor 1

(1) Excluding balconies and terraces

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

GIRAFFE360

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.



**Tenure:** Freehold  
**Term:** N/A  
**Service Charge:** N/A  
**Ground Rent:** N/A  
**Council Tax Band:** C

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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