



TAMAR COURT, AMETHYST LANE, READING, RG30 2EZ
GUIDE PRICE £210,000 LEASEHOLD

TWO BEDROOM GROUND FLOOR APARTMENT OFFERED WITH NO ONWARD CHAIN COMPLICATIONS

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DESCRIPTION:

Presented with no onward chain, this ground floor 2-bedroom apartment is a rare gem offering access to well-kept communal gardens and allocated parking. The spacious living/dining room provides a perfect setting for relaxation, complemented by a modern kitchen and bathroom.

Conveniently located near Prospect Park and with excellent transport links, this property promises a peaceful yet well-connected lifestyle. Boasting a generous 950+ year lease and zero ground rent, this apartment is ideal for first-time buyers or downsizers seeking comfort and convenience.

Contact us today to schedule a viewing.

AT A GLANCE

- No Onward Chain
- Ground Floor
- Two Bedroom Apartment
- Communal Grounds
- Good Condition
- Close To Prospect Park
- Good Transport Links
- Zero Ground Rent
- Long Lease 966 Years

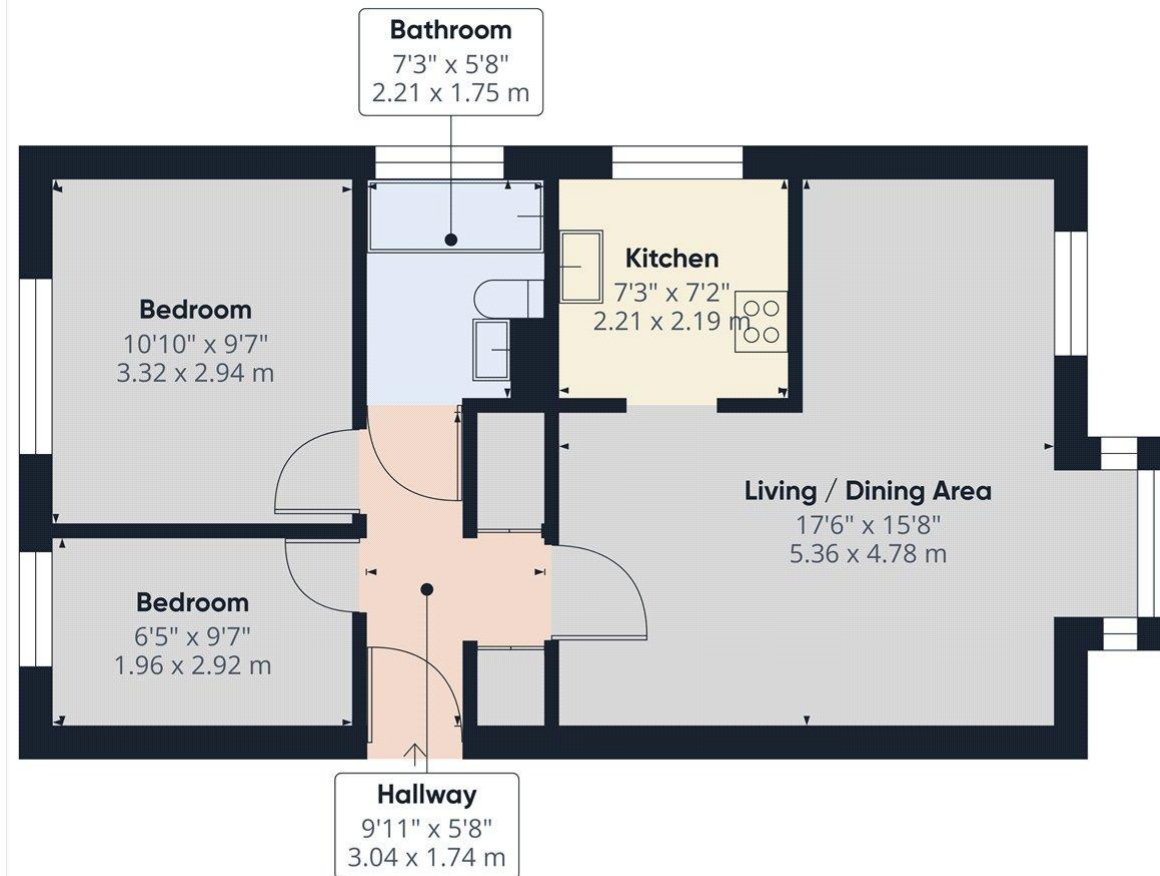




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Approximate total area⁽¹⁾
542 ft²
50.4 m²

(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

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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		

Tenure: Leasehold

Term: 966 years

Service Charge: £1140 per annum

Ground Rent: £ Zero

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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