



SHAW ROAD, BERKSHIRE, RG1 6JX  
£1,900 PER MONTH UNFURNISHED

NEWLY RENOVATED TWO BEDROOM HOUSE  
CLOSE TO READING TOWN CENTRE.  
AVAILABLE 1ST MAY.

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## DESCRIPTION:

Newly renovated two bedroom end of terrace house located close to Reading town centre. The property has been finished to a high standard throughout and comprises living room with bay window (which could be used as a third bedroom), spacious living/dining room which is open plan to the brand new kitchen with bi-fold doors opening out onto the rear garden, utility room and cloakroom on the ground floor. Two double bedrooms and a modern three piece bathroom occupy the first floor. Off road parking for one car and on road residents parking available. Available 1st May 2024. Unfurnished.

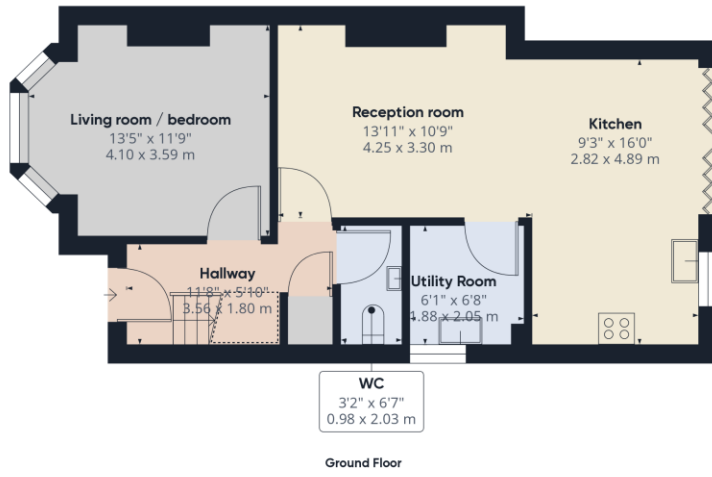
\*The large rear garden is currently being finished and consists of a large lawn, patio area and gravel area to the side of the house.

## AT A GLANCE

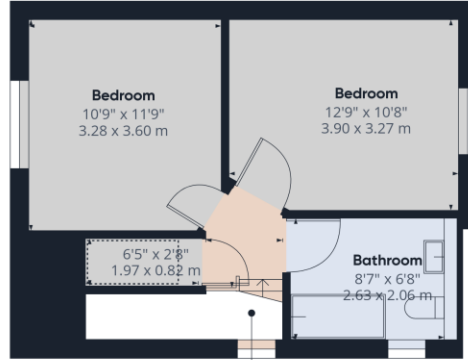
- End of terrace house
- 2/3 bedrooms
- Newly renovated throughout
- Kitchen appliances provided
- Large rear garden
- Council tax band D
- Off road parking for 1 car plus residents parking
- Available 1st May
- Unfurnished







Ground Floor



Floor 1

**Approximate total area<sup>(1)</sup>**

949.21 ft<sup>2</sup>  
88.18 m<sup>2</sup>

**Reduced headroom**

24.53 ft<sup>2</sup>  
2.28 m<sup>2</sup>

(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.

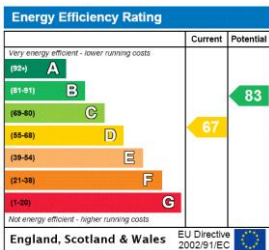
GIRAFFE360

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.

**Deposit: £2,192.31**

**Council Tax Band:D**

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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