



PERIGEE, SHINFIELD, READING, BERKSHIRE, RG2 9FT
£235,000 LEASEHOLD

**A TWO BEDROOM FIRST FLOOR PURPOSE BUILT
APARTMENT WITH NO ONWARD CHAIN DELAYS**

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DESCRIPTION:

This modern first-floor apartment boasts a convenient location within a sought-after development. The property features two double bedrooms one with an ensuite shower room. The dual aspect living room leads to the kitchen with a range of integrated appliances. With its contemporary design and desirable location, this property is perfect for those seeking a comfortable living space. The property has the advantage of no onward chain delays. The property also benefits from an allocated parking space.

AT A GLANCE

- First floor purpose built apartment
- Two double bedrooms
- Ensuite shower room
- Bathroom
- Kitchen with integrated appliances
- Dual aspect living room
- Allocated parking space .



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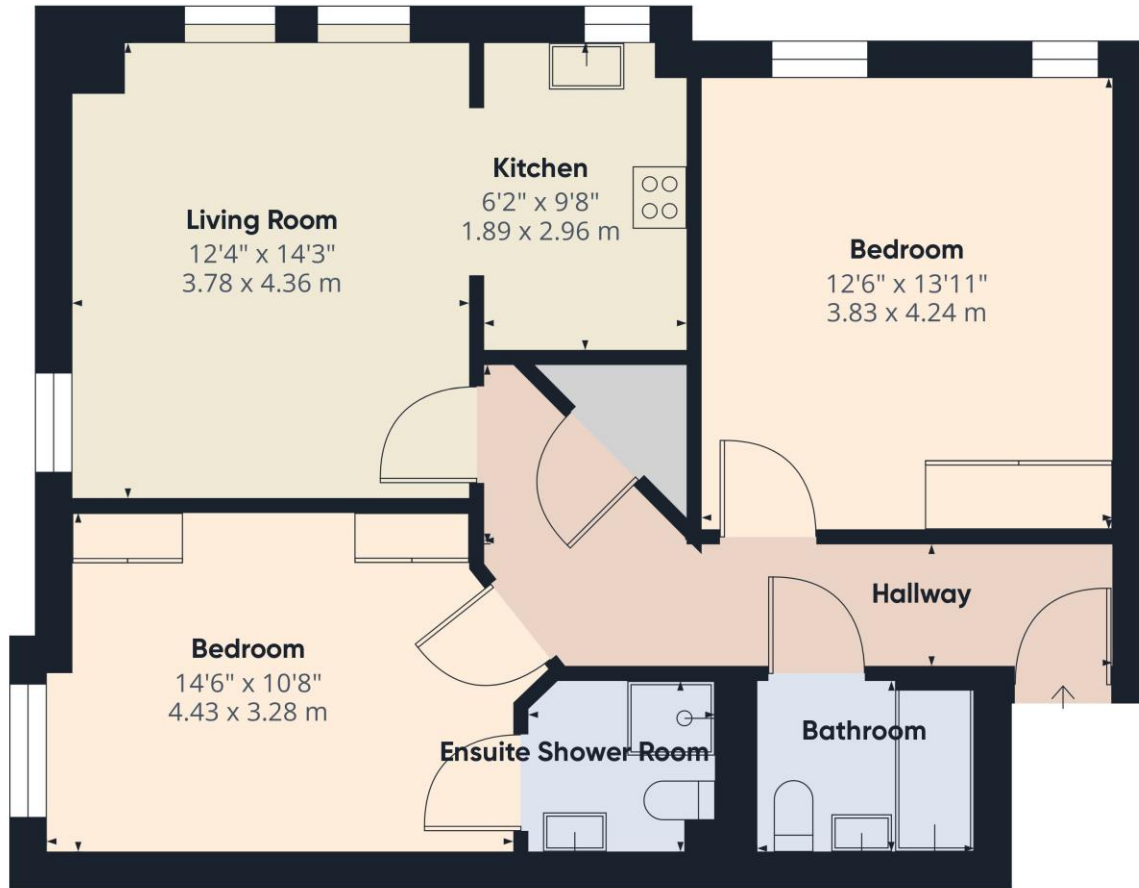
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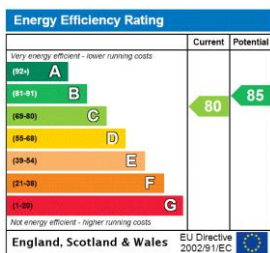
Approximate total area⁽¹⁾
739.03 ft²
68.66 m²

(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: Leasehold
Term: Expires - 01/01/2156
Service Charge: £1750 per annum
Ground Rent: £ 168 Annually (subject to increase)
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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