



LONDON ROAD, BERKSHIRE, RG1 3PA
£1,250 PER MONTH UNFURNISHED

BRAND NEW ONE BEDROOM GROUND FLOOR APARTMENT TO THE EAST OF THE TOWN CENTRE

Reading | 0118 4022 300 | reading@winkworth.co.uk

Winkworth

for every step...

winkworth.co.uk



DESCRIPTION:

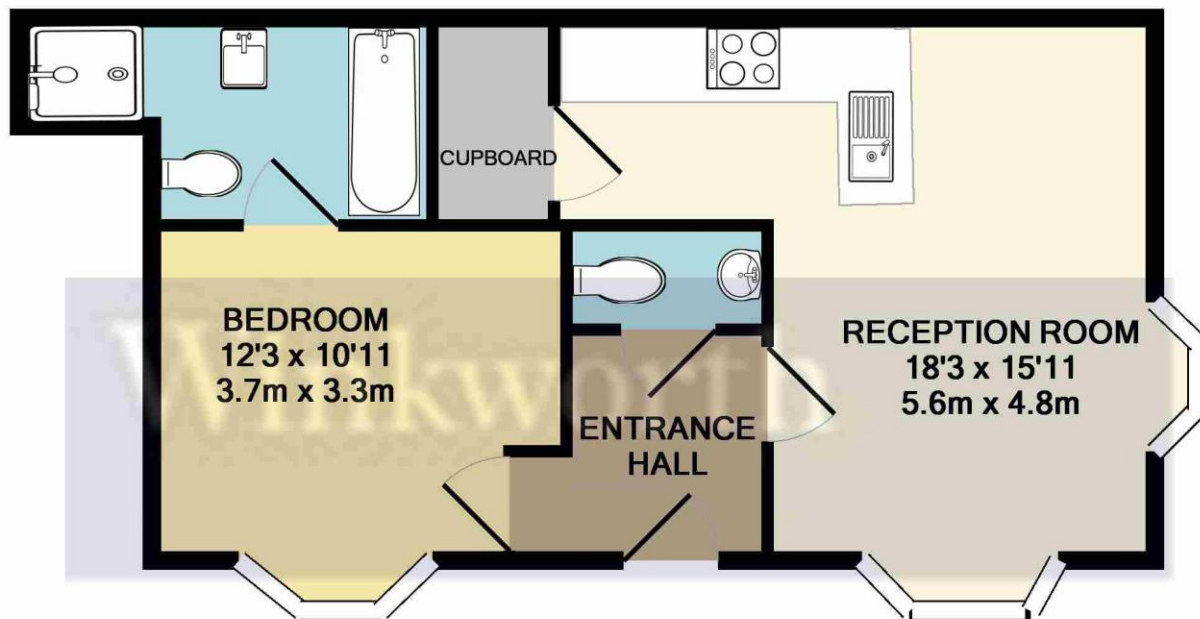
Modern ground floor one bedroom apartment located in East Reading a short distance from Reading town centre, Thames Valley Park and with easy access to the M4 via the A3290. Accommodation comprises spacious living area which is open plan to a modern kitchen with integrated appliances including dishwasher, utility cupboard with washing machine and separate tumble dryer, cloakroom, double bedroom and four piece en suite bathroom with a walk in shower and separate bath. Additional benefits include secure off road parking space, own private entrance and outside patio area. Available 26th September 2025. Unfurnished.

AT A GLANCE

- Brand new one bedroom apartment
- Stunning four piece bathroom
- Easy access to M4
- Council tax band B
- Off road parking space
- Available 26th September
- Unfurnished







TOTAL APPROX. FLOOR AREA 404 SQ.FT. (37.5 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

Made with Metropix ©2019

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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(95-100) A		
(81-94) B		
(69-80) C	73	73
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

Deposit: £1,442.31

Holding Deposit: £288.46

Council Tax Band: B

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.

Reading | 0118 4022 300 | reading@winkworth.co.uk

Winkworth

for every step...

winkworth.co.uk

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.