HASLAMS Sales

Watlington Street

£260,000

Reading, RG1 4RQ

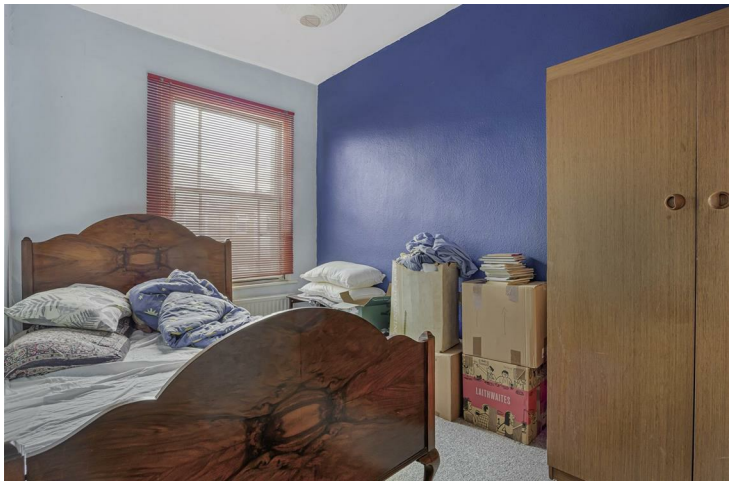
3 1 2 E

A sizeable Victorian terrace with great potential to add value and update. Situated on Watlington Street, which is a highly sought-after address with good access to the town centre and within easy reach of the hospital and university districts. The property has three generous bedrooms, two reception rooms, a kitchen, and a family bathroom. The property is being sold with no onward chain complications.

Interested? Please contact our sales team to find out more, or to book a viewing.

sales@haslams.net
0118 960 1000

- Period Victorian terrace
- Three double bedrooms
- Scope to upgrade
- Well proportioned rooms
- Prime central location
- No onward chain



Council tax band C

Council- RBC

Additional information:

Parking
On-street parking requires residents and visitors permits which are issued upon application by Reading Borough Council, charges apply, for an up to date list of charges please check reading.gov.uk "permit charges"

Property construction – Standard form
Services:
Gas - mains
Water – mains
Drainage – mains
Electricity - mains
Heating - Gas central heating

Broadband connection available (information obtained from Ofcom):
Ultrafast – Fibre to the premises (FTTP)

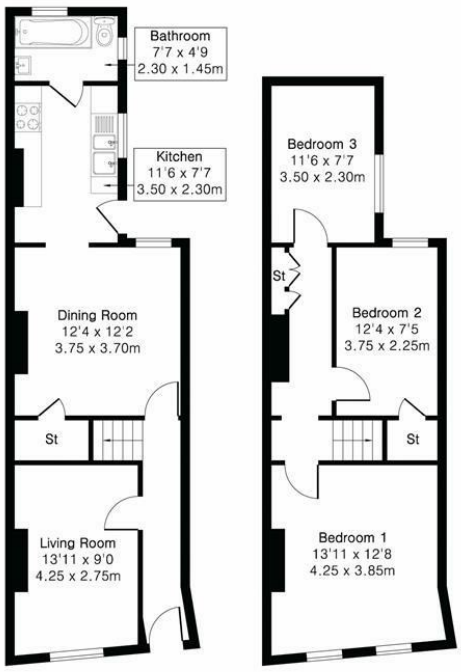
Mobile phone coverage
For an indication of specific speeds and supply of broadband and mobile, we recommend potential buyers go to the Ofcom web-site “Broadband and mobile coverage checker”

The property is located in a conservation area.

The property has a single skin wall on the rear addition and purchasers should make enquiries with their mortgage lender that this meets their criteria.

Floorplan

Approximate Gross Internal Area 930 sq ft - 86 sq m
Ground Floor Area 484 sq ft – 45 sq m
First Floor Area 446 sq ft – 41 sq m



Ground Floor First Floor

PINK PLAN

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

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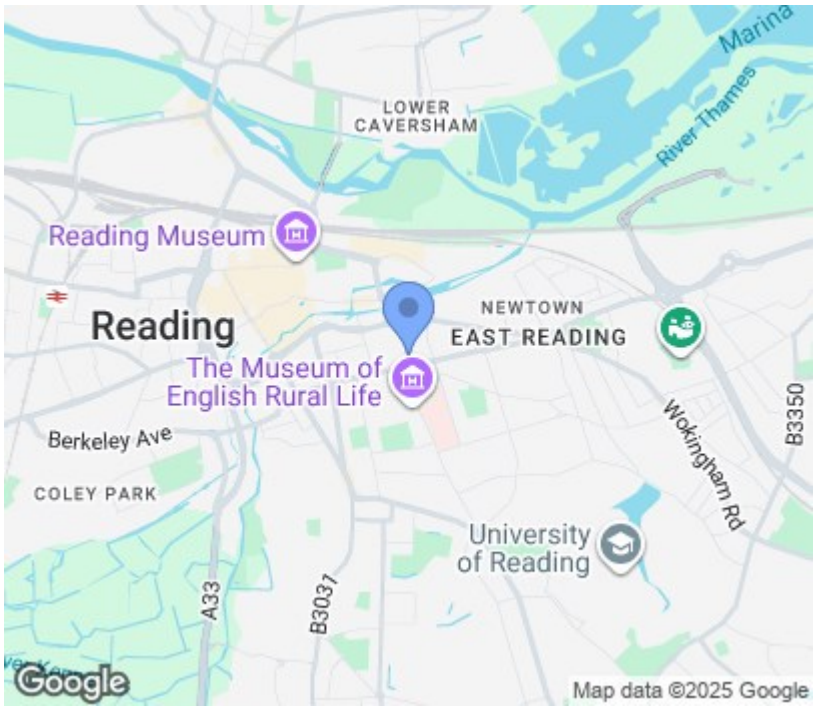

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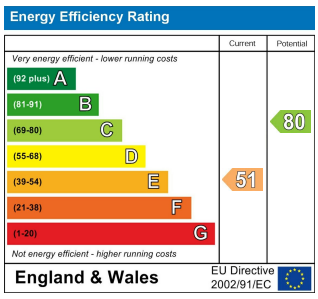

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