



This well-presented two bedroom apartment is set within the highly sought-after Oscar Wilde development and offers the perfect combination of contemporary living and central convenience. Ideally located in Reading town centre, residents enjoy effortless access to the mainline station, including the Elizabeth Line and fast services to London Paddington, as well as the vibrant shops, restaurants, and riverside bars of The Oracle. Scenic walks along the River Kennet, Abbey Ruins, and Forbury Gardens are all just moments away, making this a prime choice for both professionals and investors. Inside, the property boasts a well-planned, open-plan living space with a balcony and a well-equipped kitchen area. The principal bedroom features an en suite and there is an additional contemporary styled bathroom. Externally, the apartment benefits from well-maintained communal grounds and an allocated parking space, combining practicality with a touch of tranquillity in this central urban setting.

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



- 2 Bedrooms, principal with en suite
- 18'8 Open-plan living room with balcony
- Well-equipped kitchen area
- Allocated parking
- 1st floor position
- No onward chain





Council tax band C
Council- RBC

Additional information:

Parking
The property has an allocated parking space.

Lease information.
Years remaining: 114
Service charge: £2,130.29
Ground rent: £440.00
Ground rent review period: Every 5 years, in line with RPI.

Property construction – Standard form

Services:
Gas – mains
Water – mains
Drainage – mains
Electricity – mains
Heating – Gas central heating

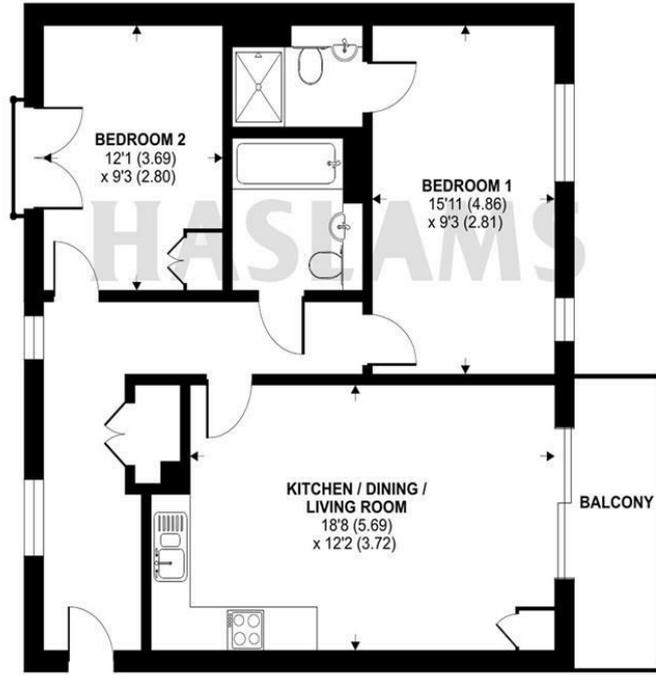
Broadband connection available (information obtained from Ofcom):
Ultrafast – Fibre to the premises (FTTP)

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 on the first floor and accessed via communal stairs.

Oscar Wilde Road, Reading, RG1

Approximate Area = 750 sq ft / 69.7 sq m
For identification only - Not to scale



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2025. Produced for Haslams. REF: 1389995



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		83	83
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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