



Situated on the outskirts of Reading town centre St Saviours Terrace is a series of imposing townhouses that boast Victorian brickwork and south-facing frontage gardens. The property is within walking distance of Reading town centre, River Kennett walks and The Oracle Shopping Centre.

Comprising 13ft living room leading to an open plan kitchen dining room with vaulted ceiling and access to the rear. On the first floor, there is a family bathroom, a bedroom and a staircase to a further 2 bedrooms. To the rear of the property, there is a right of way for neighbouring properties and two large sheds. This property is being sold with no onward chain complications.

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



- Period property
- 3 Bedrooms
- 2 Reception rooms
- Open plan kitchen dining room
- Central location
- No onward chain





Council tax band C

Council- Reading

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):

Superfast – Fibre to the cabinet (FTTC)

Mobile phone coverage

For an indication of specific speeds and supply of broadband and mobile, we recommend potential buyers go to the Ofcom website "Broadband and mobile coverage checker"

We understand there is a right-of-way footpath that crosses the front and back property boundary.

Floorplan

Approximate Gross Internal Area 1125 sq ft - 104 sq m

Ground Floor Area 496 sq ft – 46 sq m

First Floor Area 346 sq ft – 32 sq m

Second Floor Area 283 sq ft – 26 sq m



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 as defined by RICS code of measuring practise. No guarantee is given on 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		60	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.