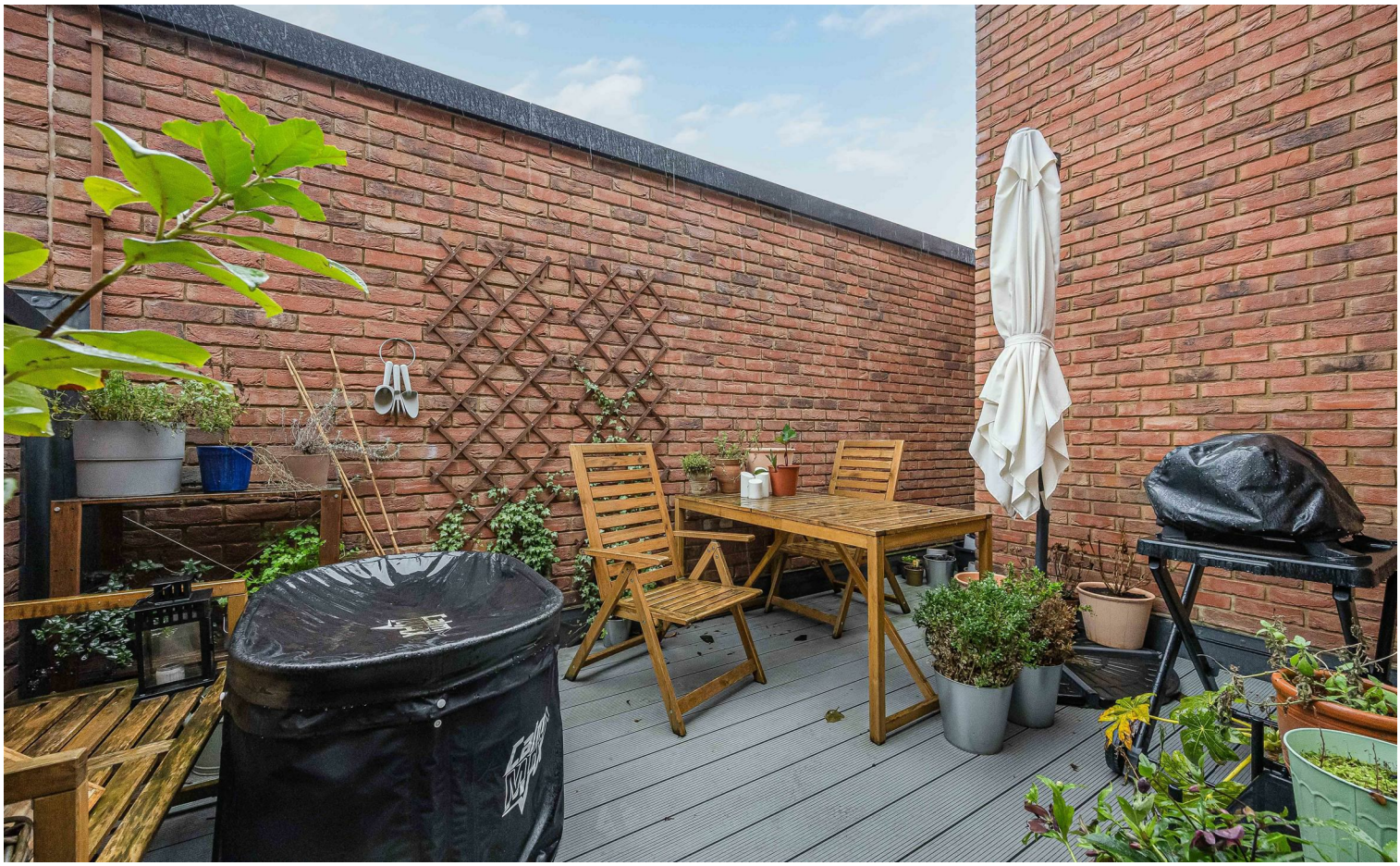
HASLAMS Sales

Joseph Huntley Walk

£289,100

Reading, RG1 3NP



1 1 1 B

Offered to the market is this rarely available split-level apartment, ideally positioned within the highly sought-after Huntley Wharf development. The property benefits from lift access, secure entry, and allocated undercroft parking with an electric vehicle charging point.

Arranged over two storeys, the accommodation comprises an entrance hall leading to a generous double bedroom with built-in storage, a contemporary shower room, and a practical utility area. A staircase rises to a welcoming 23-foot open-plan living space, featuring a fully integrated kitchen with appliances. Sliding doors open onto a privately enclosed courtyard, providing an ideal space for outdoor relaxation or entertaining.

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

sales@haslams.net
0118 960 1000





- 852 Square foot split level apartment
- Open plan living area
- Private courtyard
- Allocated parking with EV charging point
- Utility space
- No onward chain











Council tax band C

Council- RBC

Additional information:

Parking
The property has undercroft parking with EV charging point

Lease information.
Years remaining: 995
Service charge: £4,468.00 PA
Ground rent: £250
Ground rent review period: Every 25 years, in line with RPI, next review 2046.

Property construction – Standard form
Services:
Gas - mains
Water – mains
Drainage – mains
Electricity - mains
Heating - Heating - Communal boiler 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"

Floorplan

Approximate Gross Internal Area 852 sq ft - 79 sq m

Fifth Floor Area 327 sq ft – 30 sq m

Sixth Floor Area 525 sq ft – 49 sq m



Fifth Floor

Sixth Floor

PINK PLAN

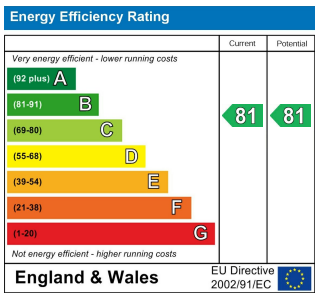
Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes 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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