



Situated in the sought-after St Saviour's Terrace, on the outskirts of Reading town centre, this attractive extended period townhouse offers a blend of character, charm, and versatile living space. The accommodation begins with a welcoming living room and opens into a spacious living/dining area, creating a sociable heart to the home. The ground floor is further complemented by a well-appointed kitchen, a light-filled conservatory overlooking the garden, and a family bathroom. Upstairs, there are two generous double bedrooms, both offering well-proportioned accommodation and plenty of natural light. Outside, the property benefits from a private westerly-facing rear garden, featuring a patio area and lawn, ideal for outdoor dining, entertaining, or simply enjoying the afternoon and evening sunshine. Offering characterful accommodation in a convenient location, this charming home is within easy reach of Reading town centre, the mainline station, and a variety of local amenities.

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

sales@haslams.net
0118 960 1000



- Extended terrace house
- 2 Double bedrooms
- Period features
- Westerly facing garden
- Open plan living area
- Easy access to Reading town centre





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

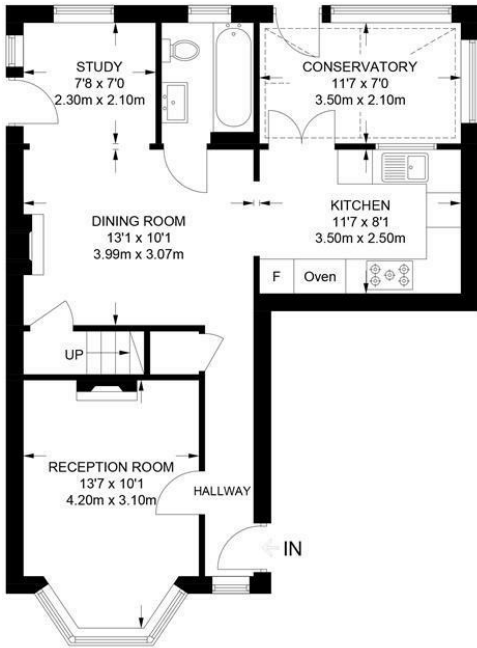
Broadband connection available (information obtained from Ofcom):

Ultrafast – Fibre to the premises (FTTP)

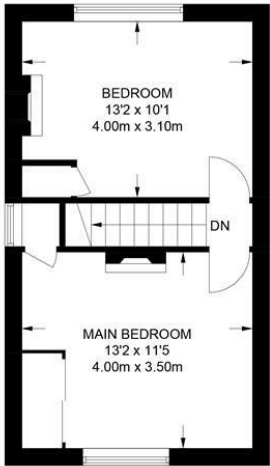
Mobile phone coverage

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"

Floorplan



GROUND FLOOR
617 SQ FT / 57.3 SQ M



FIRST FLOOR
319 SQ FT / 29.6 SQ M

APPROXIMATE GROSS INTERNAL AREA
936 SQ FT / 86.9 SQ M

This plan has been drawn for illustrative and identification purposes only.



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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		
(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 firms employment has the authority to make or give any representation or warranty in respect of the property.