

Renaissance, Reading, RG30 1AH



Overview

- One bedroom plus good sized study/Bed 2
- Open plan living area with balcony
- First floor position
- Parking
- Podium garden
- Amenities on your doorstep



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



Property description

LAST CHANCE - Final plot remaining

The Genoa at Da Vinci House is ideally located for COMMUTERS and those who want to be CLOSE TO THE TOWN CENTRE. This executive TWO BEDROOM apartment benefits from open plan living opening onto a BALCONY, plus a further good size room which is ideal as a home office space/Bedroom 2 . Da Vinci House also hosts a podium garden and rooftop communal garden, ideal for relaxation and enjoying outdoor space. Parking included. Built by Bellway Homes, you can expect SUPERIOR QUALITY and STYLISH INTERIORS throughout.



Further details

Kitchen/Living/Dining area
19'10" x 12'8"

Bedroom
15'4" x 13'10"

Study/Bedroom 2
11'11" x 6'5"

Bathroom

General Note
Local Authority: Reading Borough Council
Council Tax Band: C

Tenure: 999 year lease, reducing by the number of months which have passed between the first legal completion of an apartment on the development and the legal completion of this plot.

Ground rent: Peppercorn
Estate charge: £140 pa
Service charge: Est £825 pa
Predictive EPC Rating: B

Agents Note
Please note the photos are from the show home at Renaissance and therefore do not reflect the finishes or layout of this property. All dimensions are for guidance only.

Specifications are correct at the time of going to print. Bellway Homes reserves the right to implement changes to the specification without warning. Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only. For more information please speak to a Sales Consultant at Renaissance.

Please note the EPC graphs show predictive EPC ratings

Specification

Kitchen:
* Stylish, cotemporary kitchen units by Symphony
Kitchens with soft close doors/drawers
* 1 1/2 stainless steel bowl sink with Monobloc mixer tap
* Quality post formed laminated work surface
* Built in AEG electric fan assisted oven
* AEG four ring gas hob and extractor hood with stainless steel splashback
* Integrated Zanussi fridge/freezer
* Space and service for free standing washing machine
* Sacrificial space and service for dishwasher**
* Integrated Zanussi dishwasher***
* Integrated Zanussi washing machine***

Bathroom and En Suite:

* Roca white sanitaryware with chrome fittings
* Half height tiling to all walls
* Full height tiling inside shower cubicle

* Mira showers to ensuite
* Chrome towel rails***

Bedroom:
Wardrobe to Bedroom 1***

Cloakroom:
* Tiled splashback above basin

Electrical:
* Downlighters to kitchen, bathroom and en suites
* Pendant lighting to living room, dining room and bedrooms
* Media plates in living room and bedroom 1
* Additional media plate to kitchen/family room (if applicable)***
* Door chime to front door

External:
* Light with sensors to front entrance
* Timber fencing to boundaries
* External car charging point to plots with on curtilage parking

General:
* Internal walls and ceiling finished in white matt emulsion
* White painted internal doors with chrome handles
* High efficiency combination boiler or cylinder system
* Grey uPVC windows
* Gas central heating
* 2 years warranty with Bellway Customer Care
* 10 year NHBC warranty

** Where design permits

*** Applicable to premium plots only (Plots 1, 12, 18, 43, 44 and 45)

Floorplan



The Genoa (B1-FT-10)

Apartments 53, 54, 76, 77, 99, 100, 122 & 123

Kitchen/Living/ Dining Room	6.040m x 3.870m	19'10" x 12'8"
Bedroom	4.685m x 4.221m	15'4" x 13'10"
Study	3.638m x 1.946m	11'11" x 6'5"



Please contact our New Homes team to find out more, or to book a viewing.

newhomes@haslams.net
0118 960 1010

The specifications outlined in this brochure are indicative only. Developers reserve the right to make any alterations to the specifications without warning. Whilst these particulars are prepared with all due care, the information is intended as a preliminary guide only. The computer generated images and photographs do not necessarily represent the actual finishings/elevation or treatments, furnishings and fittings at this development. Room measurements are approximate only. Floor plans, dimensions and specifications are correct at the time of print. Nothing contained in this brochure shall constitute or form part of any contract. Information contained in this brochure is accurate at the time of going to print.