

36 Pemberton Gardens

Calcot, RG31 7DY

Guide price £370,000 Freehold





DESCRIPTION

VP - NO ONWARD CHAIN. This three-bedroom end of terrace house offers a perfect blend of comfort and convenience. Upon entering, you are welcomed by a entrance hallway that leads to a bright living room, ideal for relaxation and entertaining. The well-appointed kitchen and dining area provide a lovely space for family meals and gatherings.

The first floor boasts three generously sized bedrooms, each offering ample natural light and space for personalisation. A well-equipped bathroom completes this level, ensuring all your needs are met.

Outside, the property features a delightful rear garden, which includes a patio and lawn area, perfect for enjoying sunny days or hosting barbecues. The side access gate and direct access to the garage from the garden add to the practicality of this home, making it easy to store bikes or garden tools.

The location is particularly advantageous, being close to the M4 Junction 12 motorway, which provides excellent transport links. Additionally, you will find a variety of amenities, parks, bus routes, and schools within easy reach, making this property an ideal choice for families and professionals alike.

Council tax band - C

- NO ONWARD CHAIN
- KITCHEN/DINING ROOM
- THREE BEDROOMS
- OFF ROAD PARKING
- GARAGE AT REAR AND ACCESS FROM GARDEN
- SIDE ACCESS GATE
- END OF TERRACE

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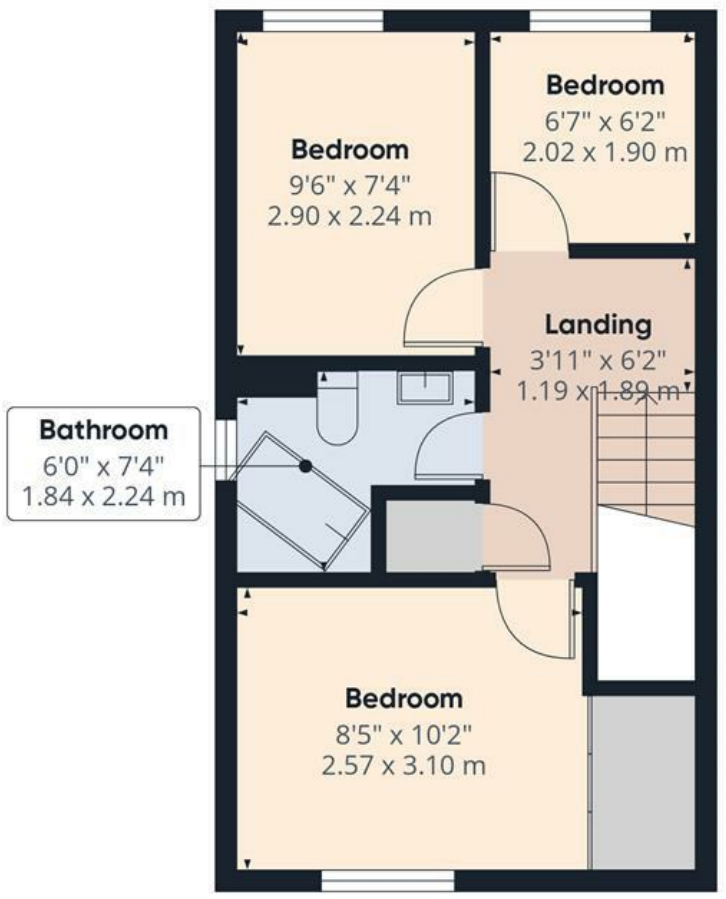








Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

Vp Village Properties

Approximate total area(1)

793 ft²

73.5 m²

Reduced headroom

14 ft²

1.3 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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