



**Church Road
Caversham, Reading, Berkshire RG4 7AA**

£1,600 PCM

NEA LETTINGS: A well presented and unique split level 2-3 bedroom apartment located in the centre of Caversham. The property has a brand new kitchen, new bathroom and new carpets (July 2025). It property benefits from its own private access and is located 0.9 miles from the Reading train station. The apartment is approached by an exterior staircase and the front door leads in to an entrance hall with staircase to 1st floor. On the 1st floor is the kitchen, bathroom, living room and 2nd bedroom. On the 2nd floor is the main bedroom and third bedroom/study/dressing room. Sorry there is no parking available. EPC Rating TBC.

DISCLAIMER: These particulars are a general guide only, they do not form part of any contract. Video content and other marketing material shown are believed to be an accurate and fair representation of the property at the time the particulars were created. Please ensure you have made all investigations, and you are satisfied that all your property requirements have been met if you make an offer without a physical viewing.

Church Road, Reading, Berkshire RG4 7AA

- NEA Lettings
- Apartment
- Unfurnished
- Sorry no parking
- EPC Rating TBC
- Caversham
- 2/3 bedrooms
- Close to shops
- Council tax band B
- Available immediately

Entrance Hall



The front door opens directly into the ground floor with staircase to 1st floor landing.

Kitchen



As the rear of the apartment is a brand new kitchen with space for a washing machine & fridge, with large window to rear.

Bathroom



Modern new bathroom with WC, sink, bath with shower over

Bedroom two



Large carpeted double, window to rear, built in wardrobe, feature fireplace.

1st floor landing



Carpeted, doors to kitchen, bathroom, living room and 2nd bedroom, staircase to 2nd floor

Living room



Large carpeted living room with feature fireplace and double windows.

Bedroom one



Large carpeted bedroom on 2nd floor with double windows with view to Reading.

Bedroom three/study/dressing room



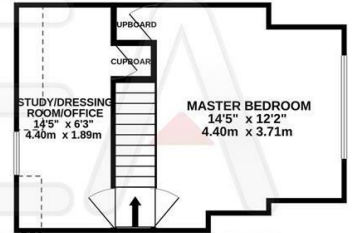
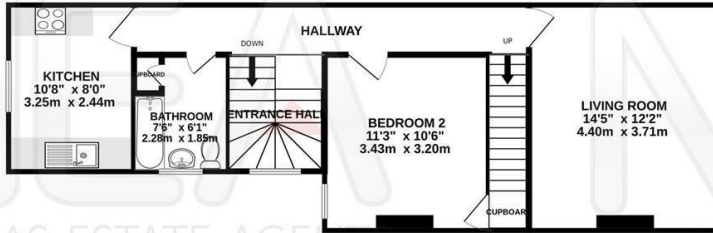
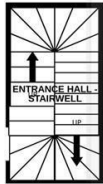
Church Road, Reading, Berkshire RG4 7AA

Carpeted multi use room with window to rear and storage cupboard

GROUND FLOOR
67 sq.m. (723 sq.ft.) approx.

1ST FLOOR
57 sq.m. (613 sq.ft.) approx.

2ND FLOOR
298 sq.m. (3212 sq.ft.) approx.



TOTAL FLOOR AREA : 923 sq.ft. (85.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

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		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		

