



WATLINGTON STREET, BERKSHIRE, RG1 4AY
OIEO £290,000 LEASEHOLD

A CONTEMPORARY TWO BEDROOM TOWN CENTRE APARTMENT WITH VIEWS OVER READING'S ROOFTOPS

Reading | 0118 4022 300 | reading@winkworth.co.uk

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DESCRIPTION:

Set in the Eldon Road conservation area a short walk to Reading Station and The Oracle shopping and entertainment complex is this well-presented fifth floor town centre apartment with far reaching views over Reading's roof tops. This lovely apartment comprises a generous open plan living space with a fitted kitchen and Juliette balcony, two double bedrooms, the master with an en-suite shower room and a further bathroom. The property further benefits from lift access and a secure gated allocated parking space. This lovely apartment would suit young professionals, a downsizer or make a great investment. The seller is in the process of extending the lease and having the ground rent set to peppercorn prior to the completion of the sale.

AT A GLANCE

- Two Bedroom Town Centre Apartment
- Fifth Floor with Lift Access
- Open Plan Living Space with Fitted Kitchen
- En Suite Shower Room and Main Bathroom
- Communal Roof Terrace
- Secure Gated Allocated Parking Space
- Lease to be Extended and Ground Rent Set to Peppercorn Pre-sale
- No Chain







This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Tenure: Leasehold

Term: 108 year and 6 months

Service Charge: £2295 per annum

Ground Rent: £ 275 Annually (subject to increase)

Council Tax Band: B

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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