



HALCYON, CHATHAM PLACE, READING, BERKSHIRE, RG1 7JW
£230,000 LEASEHOLD

A THIRD FLOOR APARTMENT WITH A BALCONY IN SOUGHT AFTER TOWN CENTRE LOCATION

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DESCRIPTION:

This stylish third-floor apartment, located in close proximity to the town centre and train station, offers a unique opportunity with no onward chain. The property features one spacious bedroom, a bright reception room, and a sleek bathroom, providing a modern living space perfect for a single professional or couple.

With the added convenience of a lift, residents can enjoy the luxury of a balcony with picturesque views and access to beautifully maintained communal gardens. This purpose-built apartment offers a tranquil retreat within a bustling city setting.

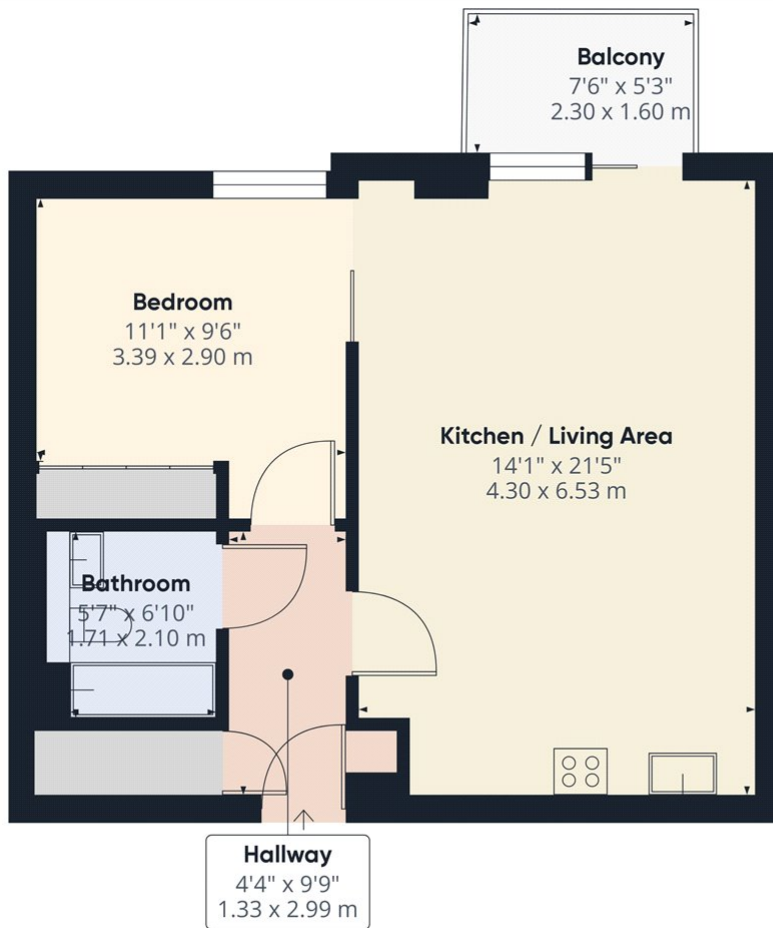
Situated near local amenities, shops, and restaurants, with excellent transport links, this property combines city living with peaceful surroundings. Do not miss the chance to own this well-appointed apartment in a sought-after location. Contact us today to arrange a viewing and secure this fantastic opportunity.

AT A GLANCE

- No Onward Chain
- Close to Town Centre
- Close To Train Station
- Third Floor With Lift
- Communal Gardens
- Excellent Condition
- Stylish Bathroom
- Balcony







Approximate total area⁽¹⁾	529.91 ft ² 49.23 m ²
Balconies and terraces	39.07 ft ² 3.63 m ²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only. Calculations are based on RICS IPMS 3C standard.

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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: 231 year and 11 months

Service Charge: £2250 per annum

Ground Rent: £ 350 Annually (subject to increase)

Council Tax Band: C

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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