

EASTERN AVENUE, READING, BERKSHIRE, RG1 5RY
GUIDE PRICE £140,000 LEASEHOLD

AN IDEAL INVESTMENT, FIRST TIME PURCHASE OR PIED-A-TERRE. FIRST FLOOR STUDIO APARTMENT IN A PERIOD CONVERSION IN A CONVENIENT LOCATION

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DESCRIPTION:

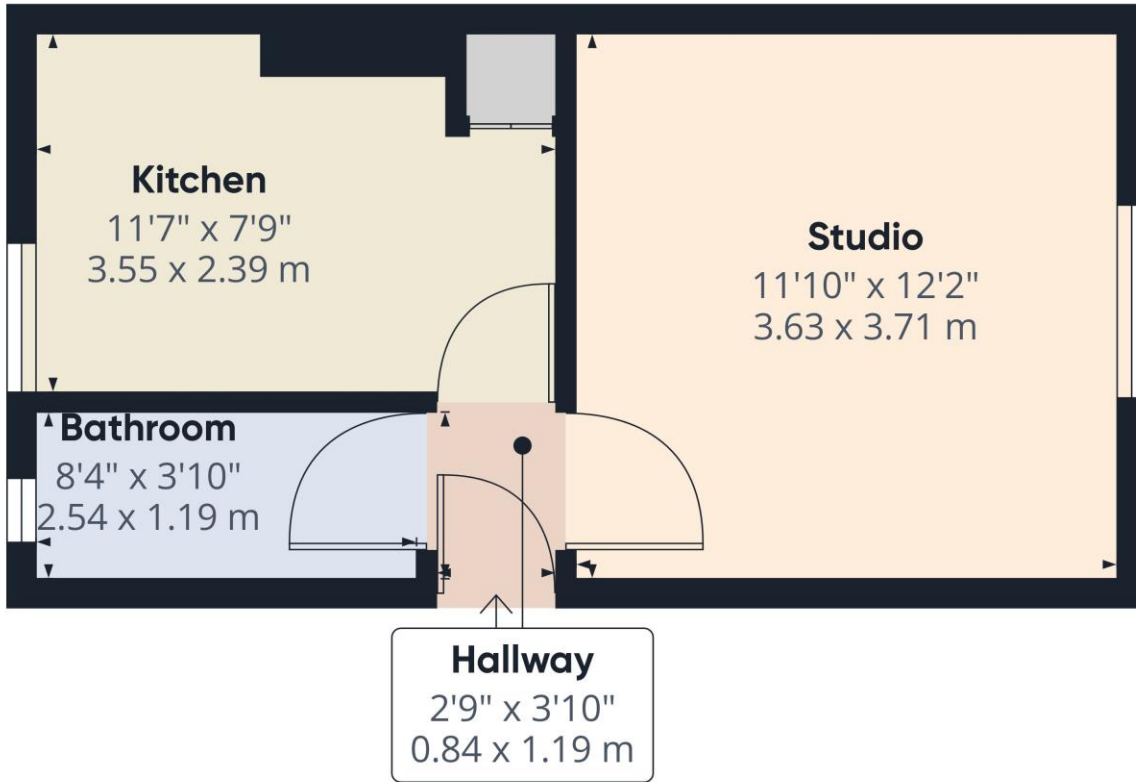
An immaculate first floor studio apartment in this attractive period conversion. Conveniently located just a mile from Reading town centre, a short walk to Palmer Park with its sports centre, swimming pool and cafe, close to Reading University, Thames Valley Park and the Royal Berkshire Hospital. The property comprises a bright living space, fitted kitchen/breakfast room and further benefits from the use of a communal rear garden. The property is ready to move into with potential to purchase fully furnished and having been upgraded by the current owner to include new windows and flooring throughout. The excellent location make this well presented property an ideal investment, pied a terre or first time purchase.

AT A GLANCE

- First Floor Studio Apartment
- Period Conversion
- Fitted Kitchen/Breakfast Room
- Bathroom
- Shared Garden
- New Windows and Flooring
- Excellent Location
- Ideal Investment with 8% + Yield
- Potential to Purchase Fully Furnished







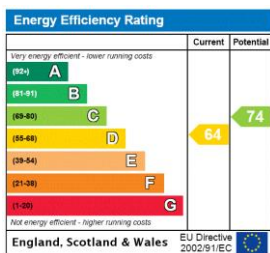
Approximate total area⁽¹⁾
278.36 ft²
25.86 m²

(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.

GIRAFFE360

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: 87 year and 10 months

Service Charge: £720 per annum

Ground Rent: £ 100 Annually (subject to increase)

Council Tax Band: A

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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