



SKYLARK HOUSE, KENNET ISLAND, READING, BERKSHIRE, RG2
OFFERS IN EXCESS OF £280,000 LEASEHOLD

MODERN TWO BEDROOM SECOND FLOOR APARTMENT IN THE POPULAR KENNET ISLAND DEVELOPMENT

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DESCRIPTION:

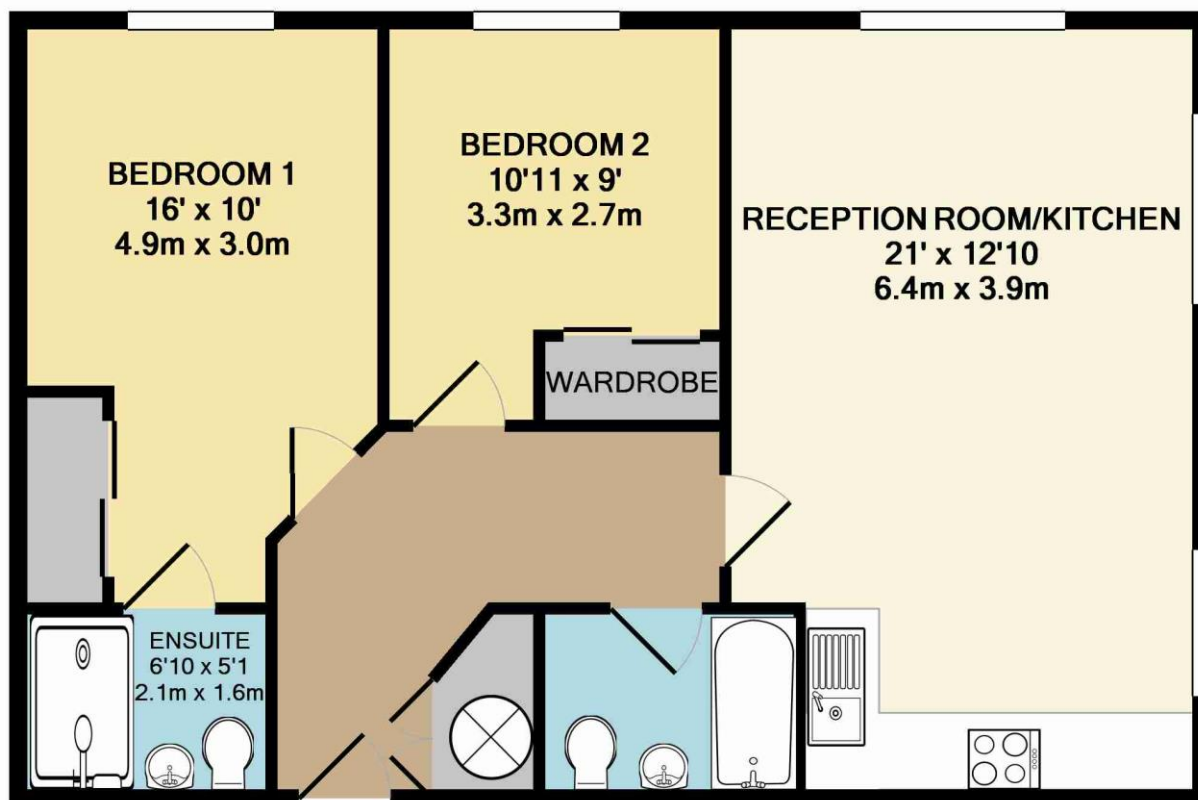
Offered to the market with no onward chain, a superb second floor two double bedroom apartment, built by Berkeley Homes in 2016. Situated in the ever popular Kennet Island development, conveniently located close to J11 of the M4 and Green Park and offering excellent access in to Reading Town Centre with regular bus services and cycle routes. Creating a focal point for the Kennet Island community is the Piazza, home to a good range of shops, a child day care nursery, the Island Lounge licensed café called 'Fidget and Bob', convenience store, private hospital and the Hilton Hotel. The superb well-appointed accommodation comprises entrance hall, open plan kitchen/living space, master bedroom with en-suite and there is a further double bedroom which is complemented by a bathroom. The property further benefits from built in wardrobes to both bedrooms, secure allocated parking and lift access. The property would make an excellent first time or investment purchase and benefits from a long lease.

AT A GLANCE

- Modern second floor apartment
- No onward chain
- Two double bedrooms
- Two bathrooms
- Allocated parking
- 992 year lease remaining
- Service charge £1,730.06 pa
- Ground rent £450 pa





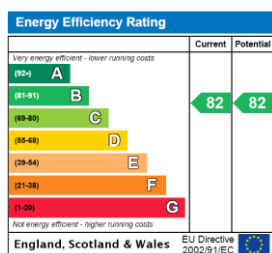


TOTAL APPROX. FLOOR AREA 669 SQ.FT. (62.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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

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