



**WALLACE CLOSE, READING, BERKSHIRE, RG5 3HW**  
**£1,150 PER MONTH UNFURNISHED**

**TWO BEDROOM FIRST FLOOR MAISONETTE  
LOCATED IN WOODLEY. AVAILABLE 9TH  
SEPTEMBER.**

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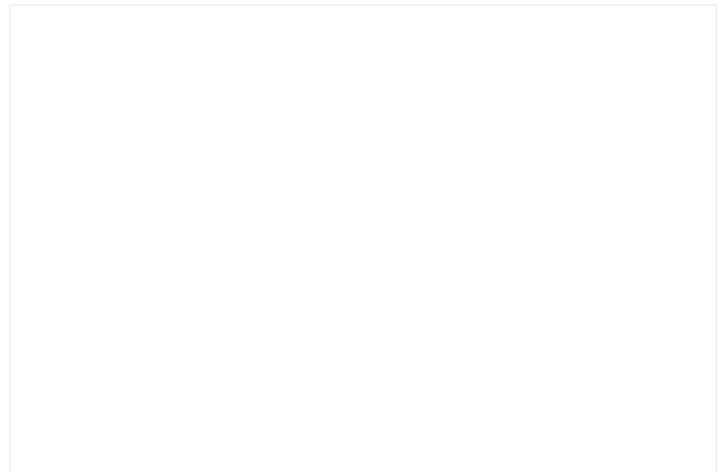


### DESCRIPTION:

Two bedroom first floor maisonette located in a popular close in Woodley overlooking Southlake. The property comprises two double bedrooms both with built in wardrobes, living room, separate kitchen, three piece bathroom and the property benefits from storage cupboards. On road residents parking available. Available 9th September 2024. Unfurnished.

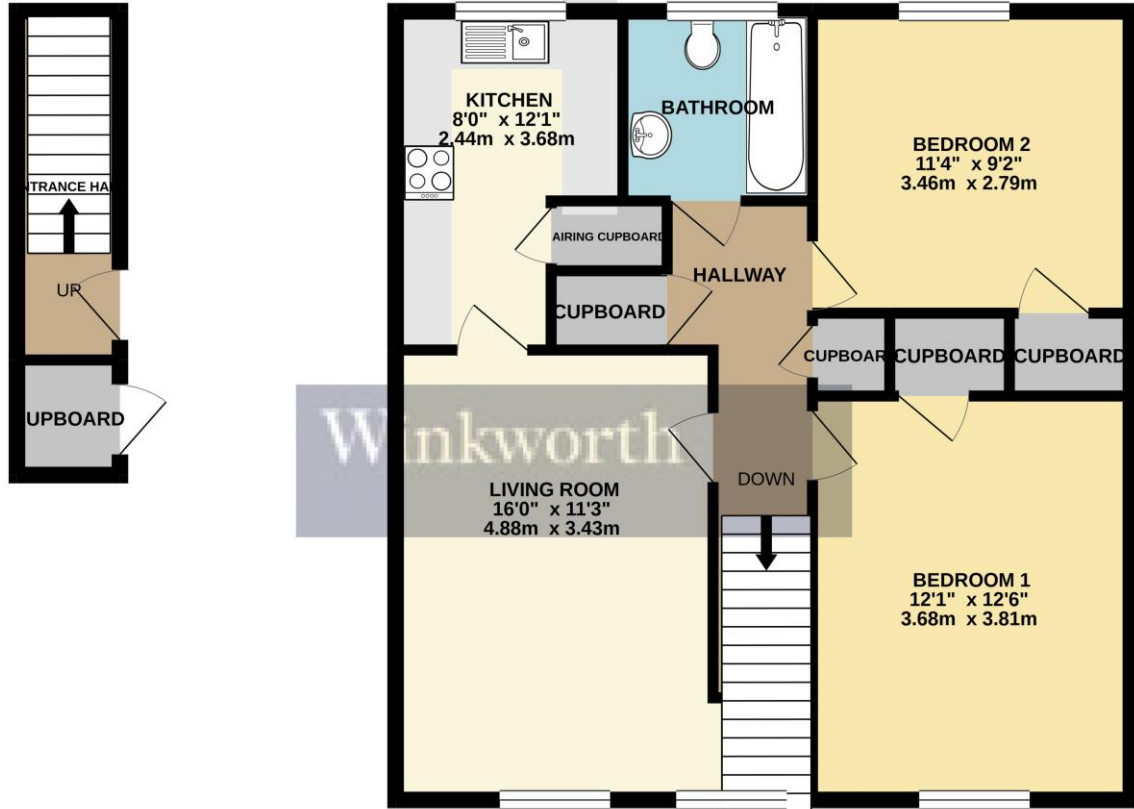
### AT A GLANCE

- Two bedroom maisonette
- Quiet location
- Two double bedrooms
- Council tax band C
- On road residents parking
- Available 9th September
- Unfurnished



GROUND FLOOR  
61 sq.ft. (5.6 sq.m.) approx.

1ST FLOOR  
737 sq.ft. (68.5 sq.m.) approx.



TOTAL FLOOR AREA: 798 sq.ft. (74.1 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.  
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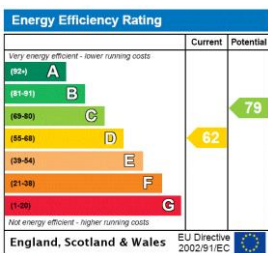
This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Deposit: £1,326.92

Holding Deposit: £265.38

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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