



**STANTON CLOSE, READING, BERKSHIRE, RG6 7DX  
OFFERS IN EXCEES OF £500,000 FREEHOLD**

## **A EXTENDED THREE BEDROOM SEMI-DETACHED HOUSE IN EARLY WITH CLOSED ONWARD CHAIN**

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### DESCRIPTION:

Presenting this immaculate semi-detached home featuring a spacious family room extension, ideal for accommodating an extended family or hosting gatherings. The property boasts ample driveway parking, complete with an EV charger for eco-friendly convenience. Benefit from solar panels and battery storage, ensuring energy efficiency and reduced utility costs. The ground floor includes a convenient cloakroom, adding practicality to the layout. Enjoy the bright and welcoming interiors, featuring three bedrooms and a versatile study space. Step outside to the garden and patio, perfect for relaxation and outdoor dining. With its contemporary design and sought-after amenities, this property offers a modern and sustainable lifestyle. Don't miss out on this exceptional opportunity. Contact us today to schedule a viewing and discover the charm of this remarkable home.

### AT A GLANCE

- Closed Onward Chain
- Sunroom /Family Room (Extended)
- Ample Parking
- Quiet Cul-De-Sac
- Ground Floor Cloakroom
- Solar Panels With Battery Storage
- EV Charging Point
- Water Softener
- Excellent School Catchment
- Power to Outbuilding



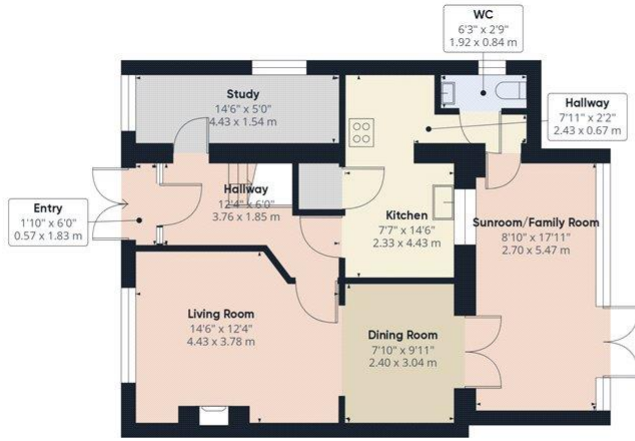
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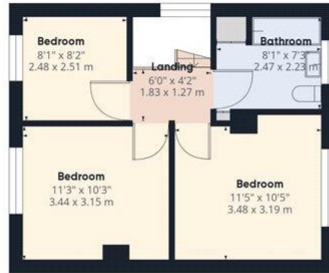
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Ground Floor



Floor 1

Approximate total area<sup>®</sup>  
1116.54 ft<sup>2</sup>  
103.73 m<sup>2</sup>

(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.

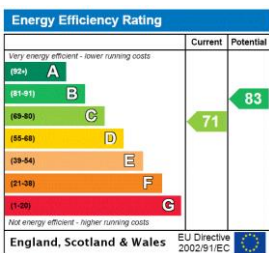
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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

**Tenure:** Freehold

**Council Tax Band:** D

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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