



HADEN SQUARE, READING, RG1 6FE
GUIDE PRICE £300,000 LEASEHOLD

TWO BEDROOM GROUND FLOOR APARTMENT

Reading | 0118 4022 300 | reading@winkworth.co.uk



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DESCRIPTION:

Presenting this ground floor two-bedroom apartment in a sought-after location, boasting two double bedrooms with the master featuring an ensuite bathroom and stylish bathroom. The modern open-plan living, dining, and kitchen area offers a versatile space for relaxation and hosting.

This well-maintained property benefits from very generous room dimensions, providing ample living space. With the added convenience of an allocated car parking space and a 115-year lease, this apartment offers a secure and comfortable living experience.

Situated in a sought-after area with easy access to the Town Centre, Reading Train Station, and West Reading, this property is ideal for those seeking a quality lifestyle. Don't miss this opportunity to make this apartment your new home. Contact us today to schedule a viewing.

AT A GLANCE

- Ground Floor Apartment
- Two Double Bedrooms
- Ensuite Bathroom To Master
- Modern Living/Dining/Kitchen Area
- Very Good Condition
- Allocated Car parking Space
- Bathroom
- Long Lease 115 Years
- Generous Room Dimensions

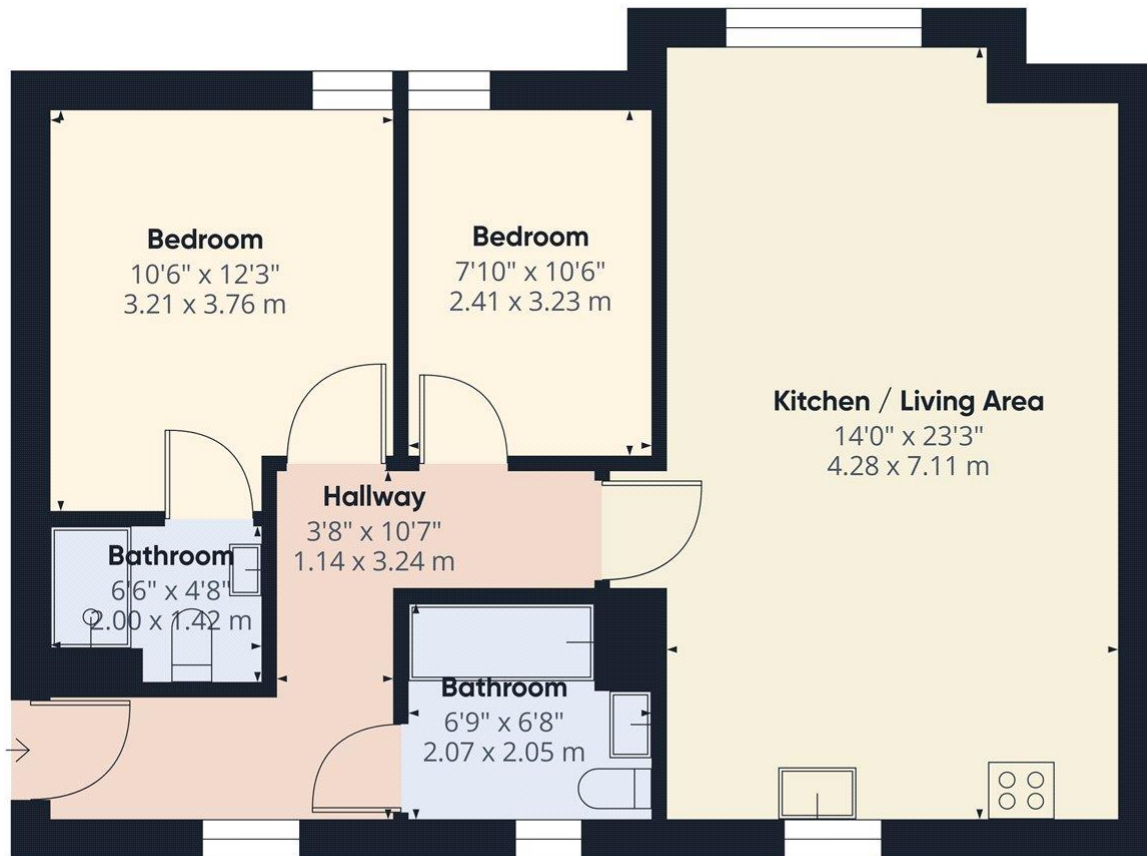


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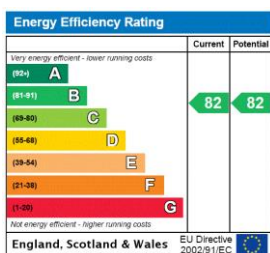
Approximate total area⁽¹⁾
687.49 ft²
63.87 m²

(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. 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: 115 year and 0 months

Service Charge: £1620 per annum

Ground Rent: £ Peppercorn

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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