Village Properties

116 Oak Tree Road

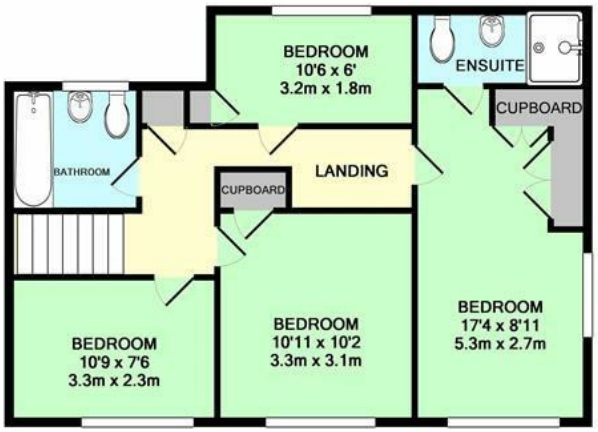
Tilehurst, RG31 6JY

£489,550 Freehold

VillageProperties.co.uk

116 Oak Tree Road

GROUND FLOOR
APPROX. FLOOR
AREA 683 SQ.FT.
(63.4 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 594 SQ.FT.
(55.2 SQ.M.)

TOTAL APPROX. FLOOR AREA 1277 SQ.FT. (118.6 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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DESCRIPTION:

VP - Presented to the market is this spacious semi detached house situated on the very sought after Oak Tree Road built on a large corner plot and boasting a double story extension. The property offers easy access to Tilehurst village centre, Tilehurst train station (direct to London Paddington), local schools, Reading town centre and M4 J12.

The accommodation includes a fantastic 23' x 21' L-shaped living area, a fitted kitchen with built in appliances including oven and hob, a 14' utility/breakfast room, downstairs WC, 4 bedrooms, a refitted bathroom and en suite shower room to master bedroom. Other benefits include a sweeping front garden with driveway parking and gated entrance plus a landscaped rear garden.

SUMMARY OF ACCOMMODATION:

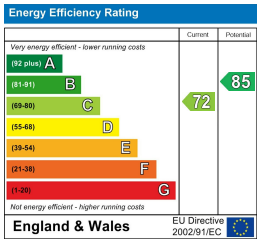
- LARGE PLOT
- EXTENDED
- WALKING DISTANCE TO TILEHURST STATION
- 4 BEDROOMS
- SOUGHT AFTER LOCATION
- NO ONWARD CHAIN

ADDITIONAL INFO:

Approx.net floor area: 1277 sq.ft/ 118.6sq.m

Local Authority: Reading Borough Council
Tax Band: E

Approx. Distances:
Tilehurst Railway Station: 0.3 Miles
M4 motorway (J12): 3 Miles



VIEWING STRICTLY BY APPOINTMENT:

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