



Village Properties

85 St. Michaels Road
Tilehurst, RG30 4RY

Offers in excess of £375,000 Freehold



VillageProperties.co.uk

85 St. Michaels Road

GROUND FLOOR
1128 sq.ft. (104.8 sq.m.) approx.



TOTAL FLOOR AREA : 1566 sq.ft. (145.5 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.

DESCRIPTION:

VP - This property will remain available for viewings until Saturday 10th October 2020 thereafter any interested parties must submit a best and final offer by 10am on Monday 12th October 2020.

Presented to the market is this three bedroom semi detached house with no onward chain. The property comprises entrance porch, downstairs WC, bay fronted living room, dining room, kitchen and a separate utility room. On the first floor there are three bedrooms and a bathroom. Externally there is off road parking, custom built slightly larger than a double garage with electric up and over door, pit and storage above. The rear garden is circa 100ft long and there is potential to have rear access from Corwen Road.

SUMMARY OF ACCOMMODATION:

- NO ONWARD CHAIN
- 100FT REAR GARDEN
- GAS CENTRAL HEATING
- DOWNSTAIRS WC
- DOUBLE GARAGE
- CLOSE TO VILLAGE
- EXTENDED TO THE REAR
- TWO RECEPTION ROOMS

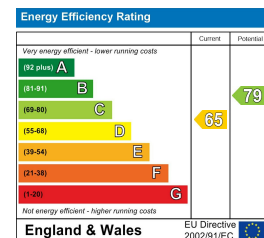
ADDITIONAL INFO:

Approx net floor area: 146sq.m/1571sq.ft
Local Authority: Reading Borough Council
Tax Band: D

Approx. Distances:
Tilehurst Railway Station: 1.5 Miles
M4 motorway (J12): 2.0 Miles

VIEWING STRICTLY BY APPOINTMENT:

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