



2 Armour Hill
Tilehurst, RG31 6JQ

Offers in excess of £700,000 Freehold



[VillageProperties.co.uk](https://www.villageproperties.co.uk)

2 Armour Hill

DESCRIPTION:

VP - Presented to the market is this stunning 4 bedroom detached chalet bungalow with a one bedroom detached annex. There is also an extra office/bedroom/ outbuilding with a bathroom. The main property comprises entrance hallway, three bedrooms, bathroom, kitchen/breakfast room and a living room. On the first floor there is a double bedroom with an en suite bathroom.

The detached annex comprises an open plan living/kitchen area, bathroom, double bedroom with doors leading to an enclosed garden. The detached outbuilding can be used as an annex, home office or games area. This could also be used as an investment income. The rental is circa £1000 per calendar month.

The rear garden is enclosed and has two access gates, patio/seating area and artificial lawn.

This property benefits easy access to Tilehurst centre, Tilehurst train station, schools and parks. Internal viewings are highly recommended.

Council tax band - E (Main) and A for the annex

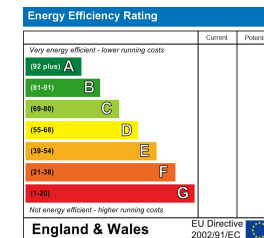
SUMMARY OF ACCOMMODATION:

- DETACHED CHALET BUNGALOW
- DETACHED ONE BEDROOM ANNEX (CAN BE USED AS AN INCOME)
- DETACHED OUTBUILDING/OFFICE/BEDROOM LIVING
- OFF ROAD PARKING (IN & OUT DRIVEWAY)
- TWO PRIVATE REAR GARDENS
- TWO SIDE ACCESS GATES
- FOUR BATHROOMS IN TOTAL
- FIVE/SIX BEDROOMS
- 360 VIRTUAL TOUR

ADDITIONAL INFO:

VIEWING STRICTLY BY APPOINTMENT:

T: 0118 941 5607
 E: sales@villageproperties.org
 W: www.villageproperties.co.uk



Approximate total area⁽¹⁾
 1727.45 ft²
 160.49 m²

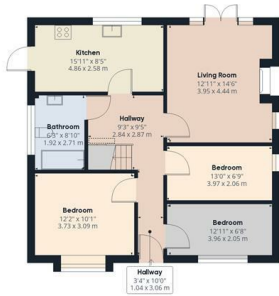
Reduced headroom
 32.25 ft²
 3 m²

(1) Excluding balconies and terraces

Reduced headroom
 (below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Ground Floor Building 1



Floor 1 Building 1

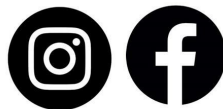


Ground Floor Building 2



Ground Floor Building 3

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