



31 Manor Park Close
Tilehurst, RG30 4PS



Guide price £625,000 Freehold

VillageProperties.co.uk

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DESCRIPTION:

VP - NO ONWARD CHAIN.

Presented to the market is this versatile five bedroom detached home located in a cul de sac and within excellent access to amenities, bus routes, local schools, M4 junction 12 and parks. The property comprises entrance hallway, utility room, kitchen, living room, dining/bedroom and a shower room. On the first floor there are four/five bedrooms as the master bedroom has been made into one, but can be changed back if needed by the buyer. There is an en suite shower and a separate bathroom. Externally there is off road parking and side access to the rear garden. The garden is mainly laid to lawn with a patio area and direct access into the double garage. There is also a sectioned off area in the garden, which has been used in the past as a vegetable plot.

Council tax band - F



Approximate total area⁽¹⁾
1670.03 ft²
155.15 m²

(1) Excluding balconies and terraces

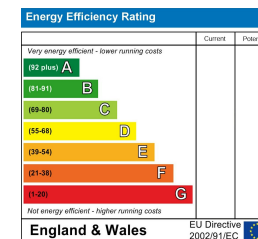
While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only. Calculations are based on RICS IPMS 3C standard.

GIRAFFE360

SUMMARY OF ACCOMMODATION:

- NO ONWARD CHAIN
- DOUBLE GARAGE
- OFF ROAD PARKING
- 360 VIRTUAL TOUR
- DETACHED HOUSE
- FIVE BEDROOMS
- THREE BATHROOMS
- TWO RECEPTION ROOMS
- CUL DE SAC LOCATION

ADDITIONAL INFO:



VIEWING STRICTLY BY APPOINTMENT:

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