



64C Armour Road
Tilehurst, RG31 6HF

Offers in excess of £265,000 Leasehold

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64C Armour Road

DESCRIPTION:

VP - No onward chain.

Presented to the market is this two double bedroom ground floor maisonette within walking distance to bus routes, schools, amenities, Tilehurst triangle (0.7 miles) and Tilehurst train station (1.2 miles).

The property comprises entrance hallway, two double bedrooms, shower room, kitchen and living/dining room. Externally there is a private enclosed rear garden and driveway.

The property will have a new extended Lease on completion. 999 Years.

Service Charge & Ground rent: Peppercorn

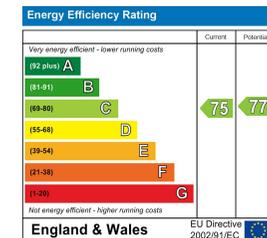
SUMMARY OF ACCOMMODATION:

- NO ONWARD CHAIN
- TWO DOUBLE BEDROOMS
- GARDEN
- DRIVEWAY
- GROUND FLOOR
- NEW LEASE ON COMPLETION

ADDITIONAL INFO:

VIEWING STRICTLY BY APPOINTMENT:

T: 0118 941 5607
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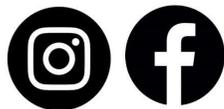
Approximate total area⁽¹⁾
725 ft²
67.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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