



6 Westbrook Road

Reading, RG30 1LB

Guide price £350,000 Freehold



VP - NO ONWARD CHAIN.

Presented to the market is this mid-terrace house offering a delightful blend of comfort and convenience. With three spacious bedrooms and two well-appointed bathrooms, this property is perfect for families or those seeking extra space.

Upon entering, you are welcomed by an entrance hall that leads to an open-plan living/dining room. The kitchen/breakfast room is thoughtfully designed, providing a perfect spot for casual dining and culinary pursuits. Additionally, a convenient wet room on the ground floor adds to the practicality of the home.

The first floor boasts three generously sized bedrooms, each offering ample natural light and space for personalisation. A bathroom suite completes this level, ensuring that all family needs are met.

One of the standout features of this property is the off road parking, a rare find in this area, adding to the appeal of this home.

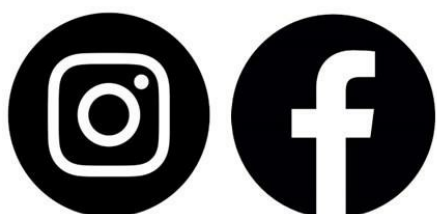
There is an enclosed rear garden, providing a private outdoor space for children to play or for hosting summer gatherings.

Location is key, and this property excels in that regard. With easy access to the train station, town centre, and a variety of amenities, you will find everything you need within a short distance. Additionally, nearby parks and schools make this an ideal setting for families.

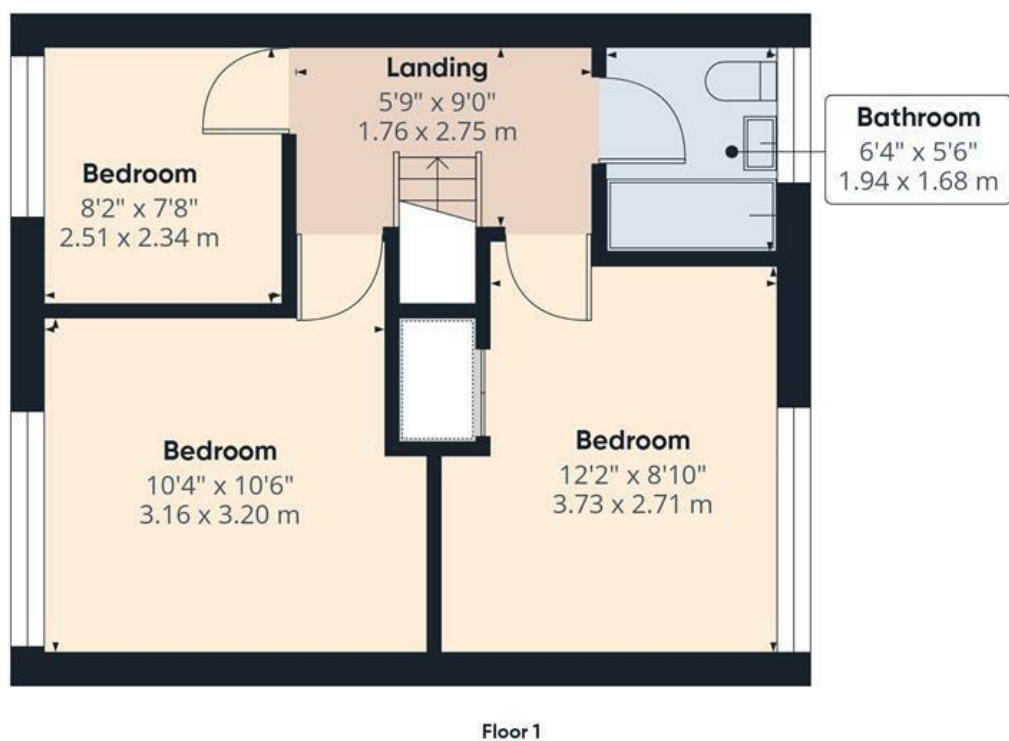
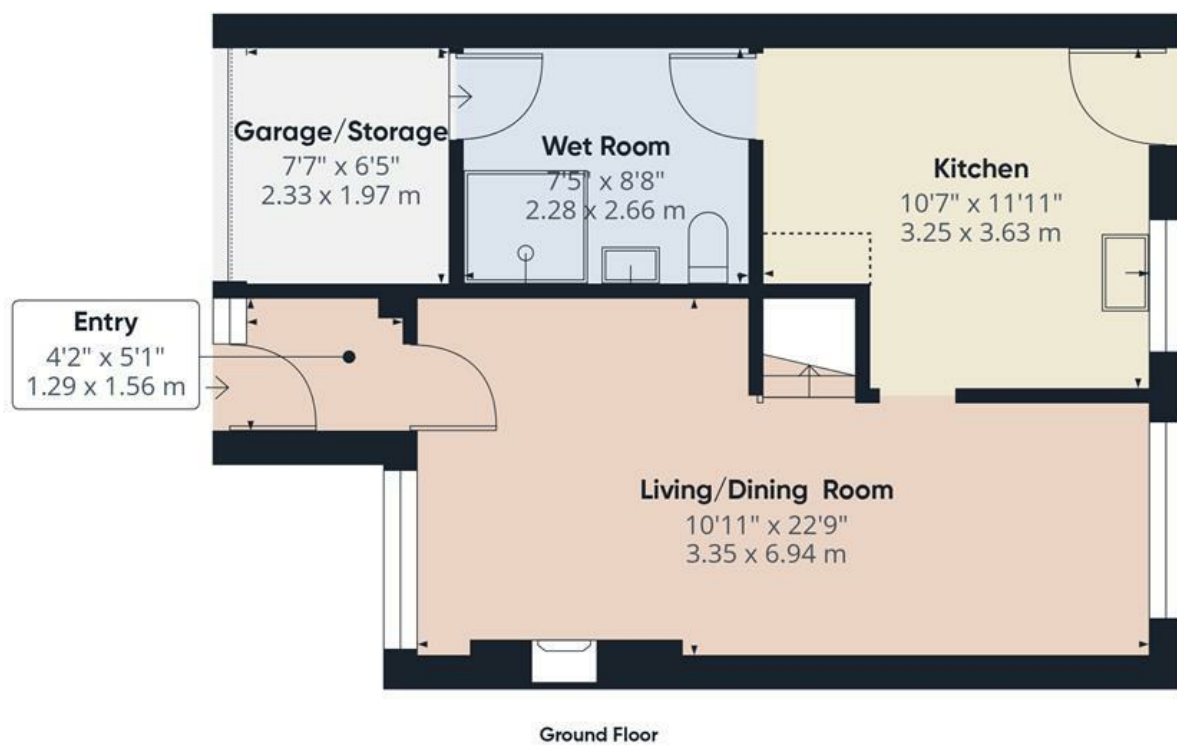
Council tax band - C

- NO ONWARD CHAIN
- OFF ROAD PARKING
- CUL DE SAC LOCATION
- TWO BATHROOMS
- GARAGE/STORAGE AREA
- KITCHEN/BREAKFAST ROOM
- THREE BEDROOMS
- ENCLOSED REAR GARDEN

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Approximate total area^m

863 ft²
80.1 m²

Reduced headroom

5 ft²
0.5 m²

(1) Excluding balconies and terraces.

Reduced headroom

Below 5 ft/1.5 m

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

GIRAFFE360

