



44 Mowbray Drive
Tilehurst, RG30 4XY

Guide price £215,000 Leasehold



DESCRIPTION

VP - NO ONWARD CHAIN. This first-floor maisonette located on Mowbray Drive features two spacious double bedrooms that provide ample room for relaxation and rest. The property boasts a living/dining room, perfect for entertaining guests or enjoying quiet evenings at home.

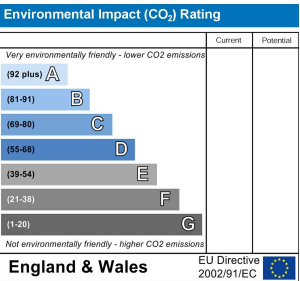
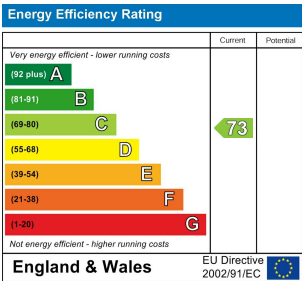
The maisonette includes a bathroom, ensuring convenience for all residents. One of the standout features of this property is the private rear garden, offering a delightful outdoor space for gardening, relaxation, or enjoying sunny days. Additionally, the property comes with a garage in a block for extra storage options.

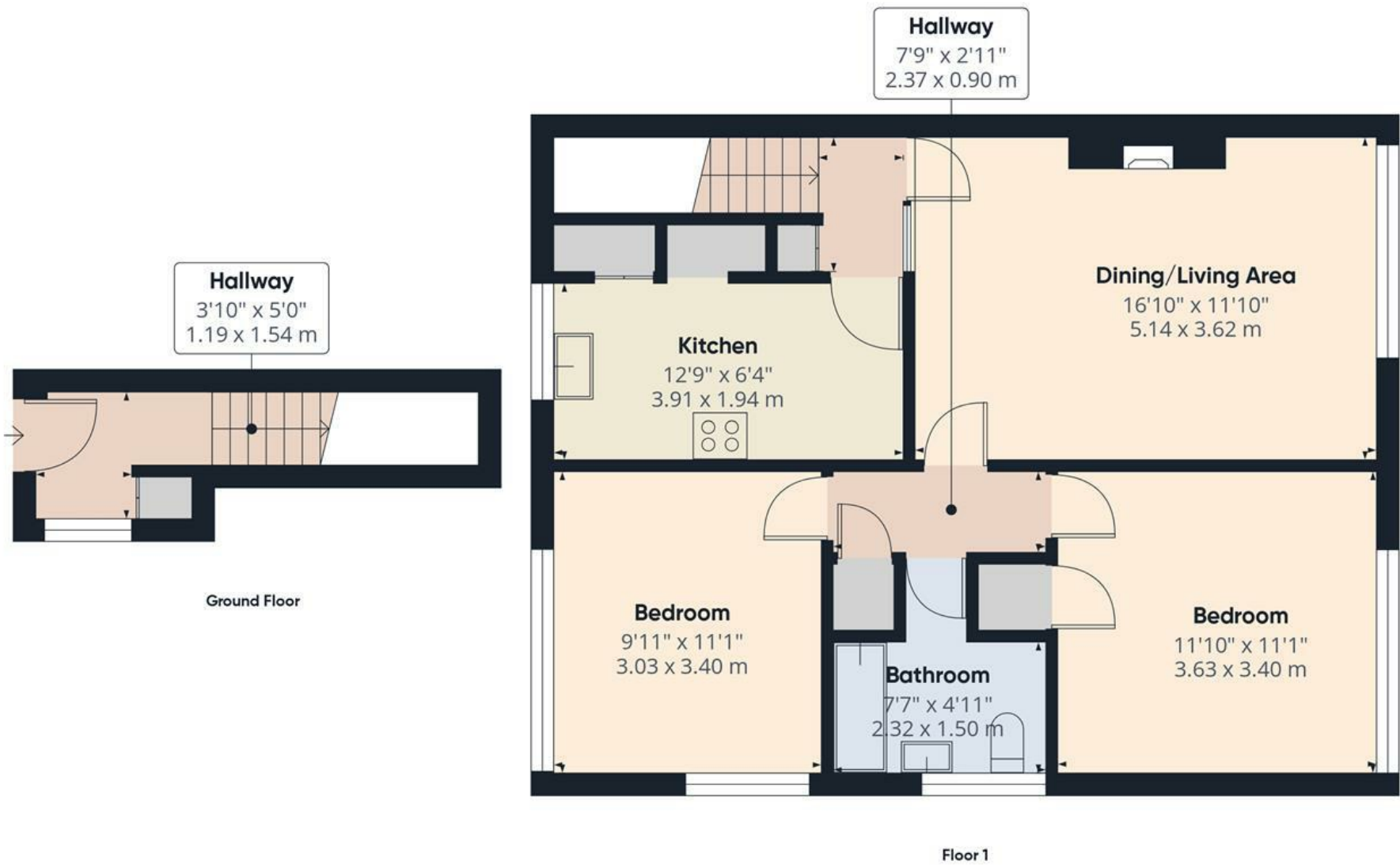
Situated in a prime location, this flat is conveniently close to various bus routes, making commuting a breeze. Local amenities are within easy reach, ensuring that daily necessities are just a short distance away. For those who prefer train travel, Tilehurst train station is nearby, providing excellent transport links to Reading and beyond. Families will appreciate the proximity to reputable schools, making this property an ideal choice for those with children.

Council tax band - B
Lease - 950
Ground Rent - £100
Service charge: £0

SUMMARY OF ACCOMMODATION

- NO ONWARD CHAIN
- TWO DOUBLE BEDROOMS
- REAR GARDEN
- FIRST FLOOR
- GARAGE IN BLOCK
- LEASE CIRCA 950 YEARS





Approximate total area^m
686 ft²
63.9 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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