



Northbrook Road, Caversham, Reading, RG4 6PW

£435,000

Walmsley



## Northbrook Road, Caversham, Reading, RG4 6PW

**\*UNEXPECTEDLY RE-AVAILABLE\*** A well-presented semi-detached family home, situated in a popular area of Caversham Park Village, close to recreational facilities and nature reserve. The accommodation comprises entrance hall, cloakroom, living/dining room, modern kitchen, rear lobby, landing, three double bedrooms, W/C and a modern bathroom. Externally the property benefits from an open front garden, an enclosed rear garden, an integral garage and driveway parking.

Northbrook Road is a popular location conveniently located close to the local Emmer Green shopping precinct, schools and bus services. No onward chain.

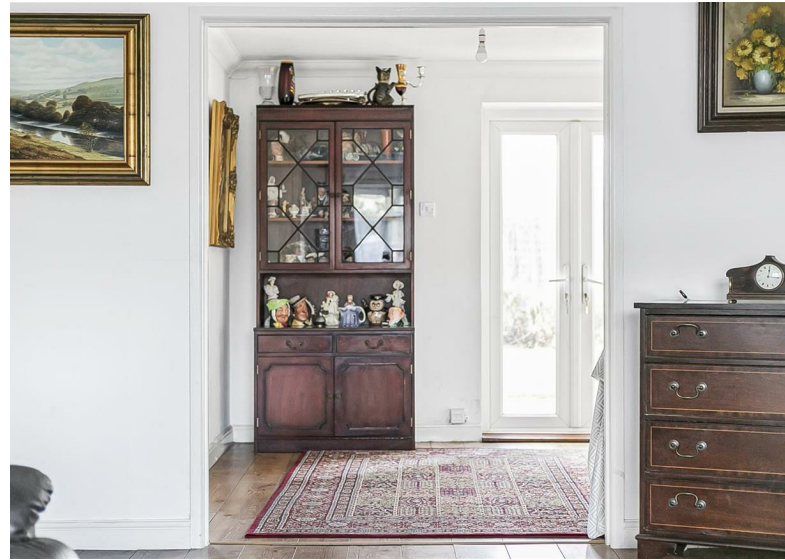
Council tax band C. EPC rating C.

<https://moverly.com/properties/P5XXL4akRink9t9eV6c31z/view#property>

### Tenure - Freehold







- Semi-detached house
- Well presented
- Three double bedrooms
- Driveway
- Tax Band C
- EPC D



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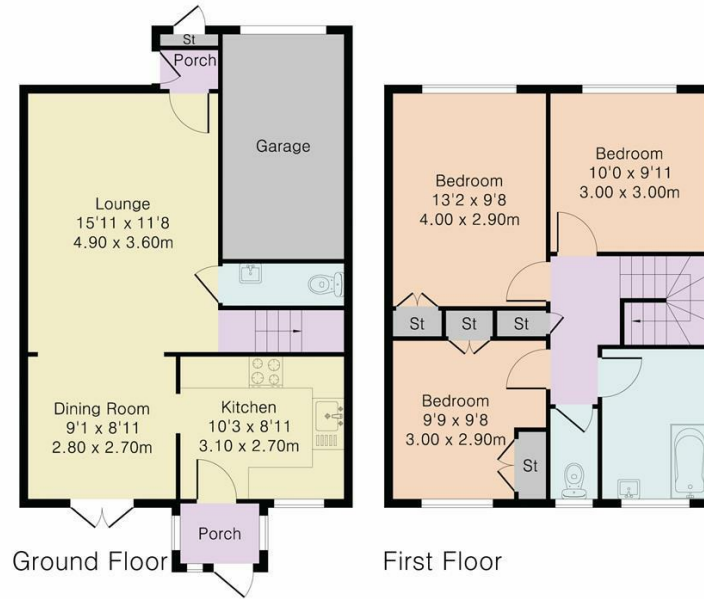




**Approximate Gross Internal Area 939 sq ft - 87 sq m**

Ground Floor Area 445 sq ft – 41 sq m

First Floor Area 494 sq ft – 46 sq m



Important: Walmsley Estate Agents would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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