

The Estate Agent People Recommend



Grove House Wargrave Road,
Reading
RG10 9NZ

Price guide £235,000



Wentworth Estate Agent have pleasure in offering to the market a ONE BEDROOM APARTMENT in the centre of Twyford Village, with shops and restaurants and Twyford Mainline Station serving London Paddington and Reading.

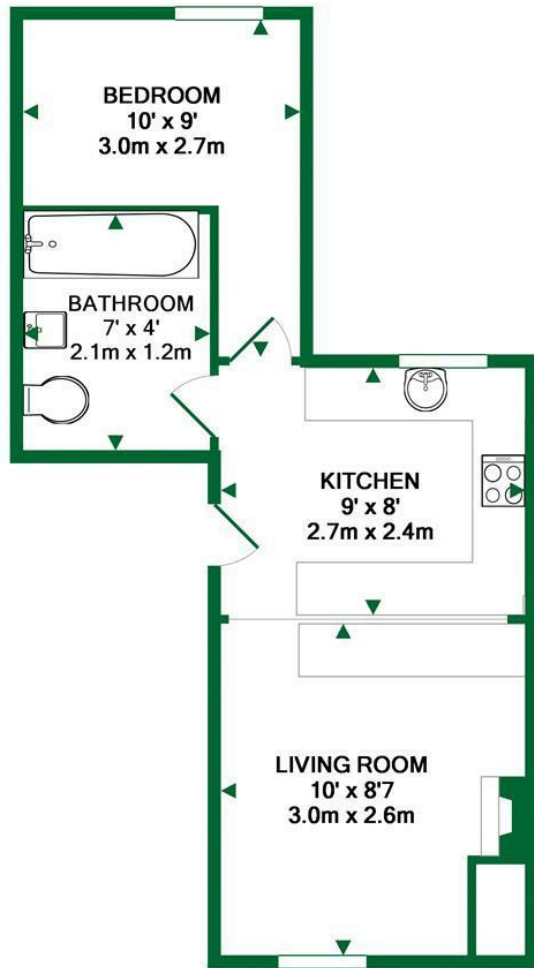
The stunning accommodation comprises of a living room with a brick fireplace feature in the centre of the room and storage cupboard to one side with shelving. This leads into the kitchen which benefits with plenty of cupboard space, sink, induction hob, oven, washer dryer and breakfast bar with space for 4 chairs. The bathroom has the benefit of a bath with shower, sink with storage, WC and a heated towel rail. The bedroom is at the back of the property and carpeted to create a cosy and relaxing atmosphere.

The property includes down lighting throughout, gas central heating, parking for one car.

NO ONWARD CHAIN

This is a great investment property and perfect for a first time buyer.

EPC C
COUNCIL TAX BAND B
LEASEHOLD



TOTAL APPROX. FLOOR AREA 433 SQ.FT. (40.2 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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ACCOMMODATION

- In the Heart of the village
- Stunning one bedroom apartment
- Beautifully renovated to a high standard
- Feature original fireplace
- Parking
- A short walk to Twyford Station
- EPC Rating C



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IMPORTANT: we would like to 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.