

24 London Road

£300,000

HASLAM'S
Sales

Reading, RG1 5AG



This impressive apartment is located in the sought-after Thomas Homes development in a prime position within walking distance of the vibrant town centre, mainline station and access to the Royal Berkshire hospital. A sympathetic conversion of stylish and imposing period buildings which formed part of the University of Reading's London Road campus. Ideal for purchasers seeking a home with a high standard of finish and specification with excellent transport links. Situated on the lower ground floor, the apartment enjoys a contemporary styled open plan living room alongside two double bedrooms and well-kept communal grounds with allocated parking. The property is offered for sale with no onward chain complications.

Interested? Please contact our sales team to find out more, or to book a viewing.

sales@haslams.net
0118 960 1000



- Two Bedrooms
- Basement Apartment
- Walking distance to Reading Town Centre & Royal Berkshire Hospital





Council tax band C

Council Reading

Additional information – Financial & lease info

Years remaining: 125

Service charge: £2000 pa

Ground rent: £250 pa

Ground rent review period: Every 15 years, in line with RPI, next review 2033

Additional information (Part B)

Property construction – Standard form

Services:

Gas – mains

Water – mains

Drainage – mains

Electricity – mains

Heating – Gas central heating

Broadband connection available (information obtained from Ofcom):

Superfast – Fibre to the cabinet (FTTC)

Mobile phone coverage

For an indication of specific speeds and supply of broadband and mobile, we recommend potential buyers go to the Ofcom web-site “Broadband and mobile coverage checker”

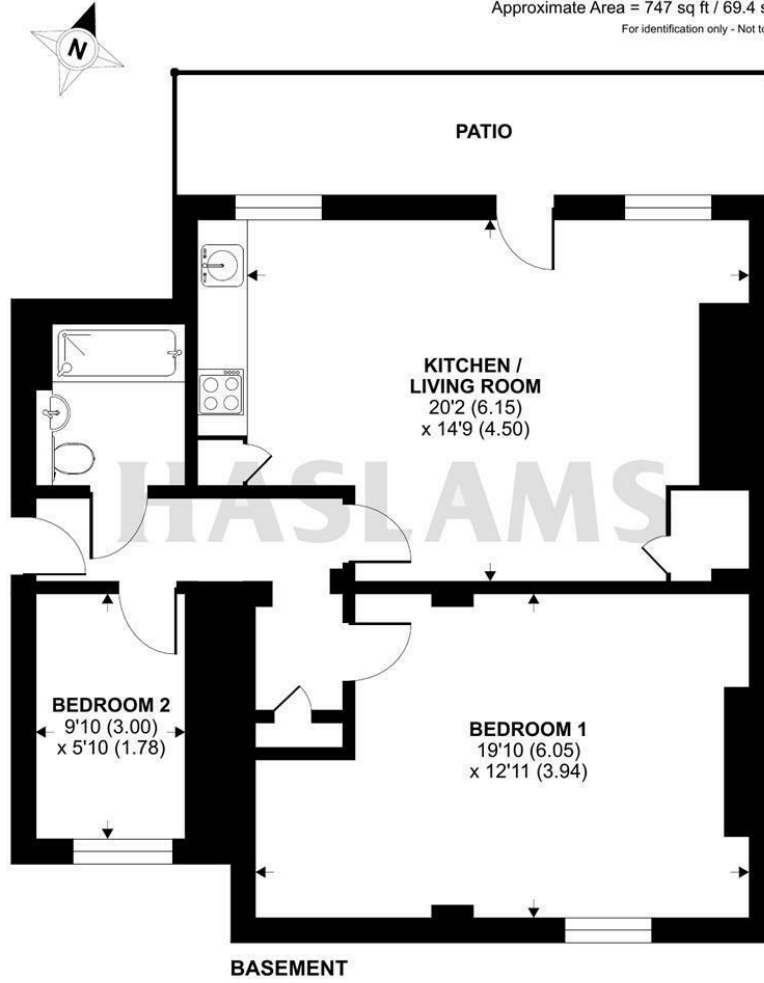
Additional information (Part C)

The property grade II listed

The property is located in a conservation area

London Road, Reading, RG1

Approximate Area = 747 sq ft / 69.4 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2023. Produced for Haslams. REF: 1026252



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		61	61
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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