## Weardale Close

## £900,000

HASLAMS Sales Reading, RG2 7JD





This detached property occupies a prime corner plot within this select development of nine executive homes. Situated in the highly sought-after University area, the property is within easy reach of the University campus, Royal Berkshire Hospital, Green Park, transport links and a number of independent schools. This five-bedroom home features well-appointed living accommodation with a central galleried landing and three reception rooms complemented by a kitchen-breakfast room. Approached via a generous gated driveway flanked by a part-walled lawned garden leading to a double garage. At the rear of the property is a delightful landscaped rear garden with split-level covered decking areas ideal for al-fresco dining. The property is being sold with no onward chain complications.

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



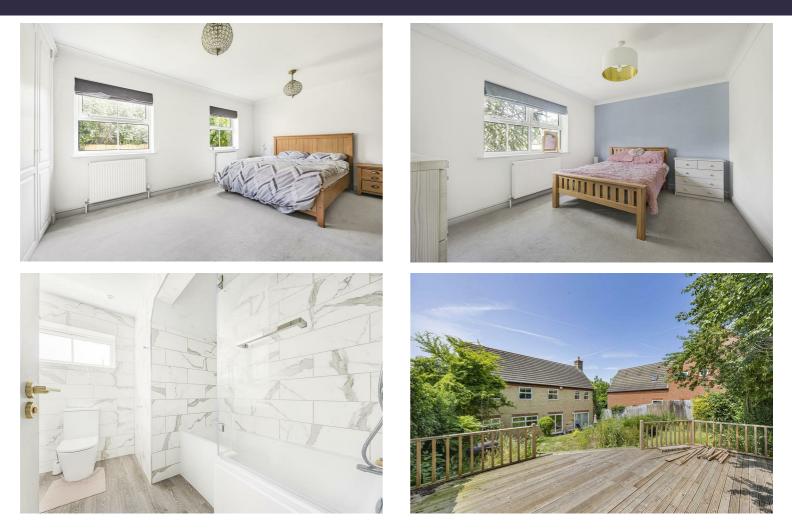


- 5 Bedrooms, principal and guest bedrooms with en suites
- Dual aspect living room with fireplace and gas fire
- 28'7 Fitted kitchen-dining room with breakfast bar
- Study; Utility
- Driveway parking and double garage
- No onward chain









Council tax band G

Council-Reading

Garden The rear garden features a paved patio with a stepping stone pathway and steps lead to the upper tiered garden The rear garden features a paved patio with a stepping stone pathway and steps lead to the upper tiered garden with an area of decking. There is a shed discreetly positioned at the side of the property with dual doors providing access to the front of the property and a side door to the garage.

Additional information:

Parking

The property has a gated driveway with parking for multiple vehicles and a double garage.

Property construction - Standard form Services: Gas - mains Water – mains Drainage – mains Electricity – mains Heating – Gas central heating

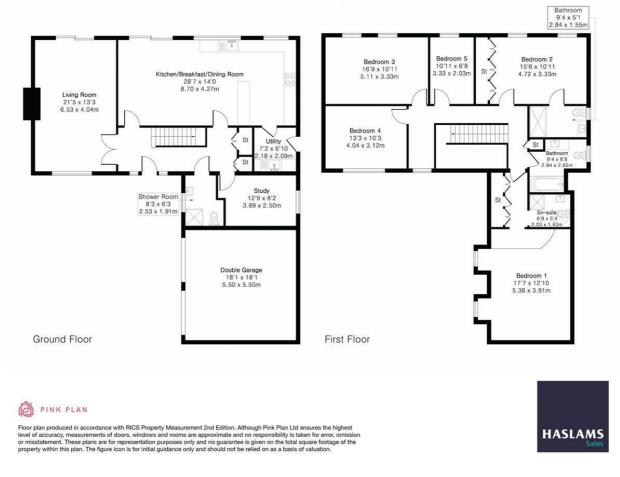
Broadband connection available (information obtained from Ofcom): Ultrafast – Fibre to the premises (FTTP)

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"

## Approximate Gross Internal Area 2629 sq ft - 244 sq m

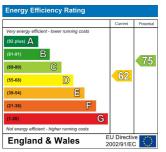
(Including Garage) Ground Floor Area 1338 sq ft - 124 sq m First Floor Area 1291 sq ft - 120 sq m





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These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.