

Property ref: 150261



Amberley Gardens, Wokingham, RG41 1LN

£1,800 PCM



A well presented mid terrace property situated in a sought after cul-de-sac approximately a mile from the town centre. Two double bedrooms each with ensuite bathrooms. Lounge/dining room, modern kitchen, cloakroom, gas central heating rear enclosed garden. Two allocated parking spaces. Wokingham Council tax band D. EPC band C. Unfurnished.

Available 09/11/2025

- Two double bedrooms
- Two ensuite bathrooms
- Lounge/dining room
- Rear enclosed garden
- Two allocated parking spaces
- Unfurnished

*Fees For Assured Shorthold Tenancies: when you rent a property from us you will be required to pay a sum equivalent to one weeks' rent for a holding deposit. Upon successful application, this amount will be off set against your first months' rent. You will also be required to pay a security deposit equivalent to 5 weeks' rent which will be held and protected in line with Deposit legislation. For more information about our fees please visit: www.michael-hardy.co.uk
Fees for all other tenancies (Non Housing Act Tenancies / Company Lets): when you rent a property from us we will charge you a one-off fee per property. This charge is the equivalent of 15 days of the monthly rental charge (+VAT) with a minimum fee of £450 (inc. VAT) up to a maximum of £650 (inc. VAT). Other fees may apply depending on your circumstances.

0118 9776 776

lettings@michael-hardy.co.uk www.michael-hardy.co.uk

Michael Hardy Lettings, 9 Broad Street, Wokingham, , RG40 1AU

Heating Type :Gas

Water supply: Mains

Drainage info: Mains

Electricity supply: Mains

Gas supply: Mains

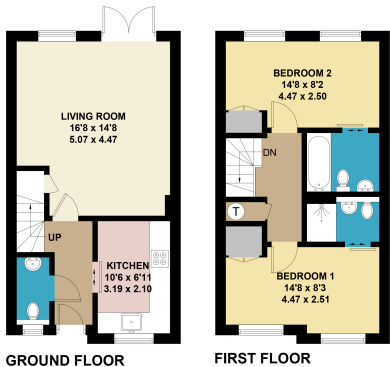
Broadband/Mobile Info: Connections available. For an indication of specific speeds and supply of Broadband and Mobile, we advise applicants go to the Ofcom website Broadband and Mobile Coverage Checker.





Amberley Gardens, Wokingham

Approximate Gross Internal Area = 801 sq ft / 74.4 sq m



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (D 102460)
Produced by BlueSky Estate Agency Services on behalf of Michael Hardy