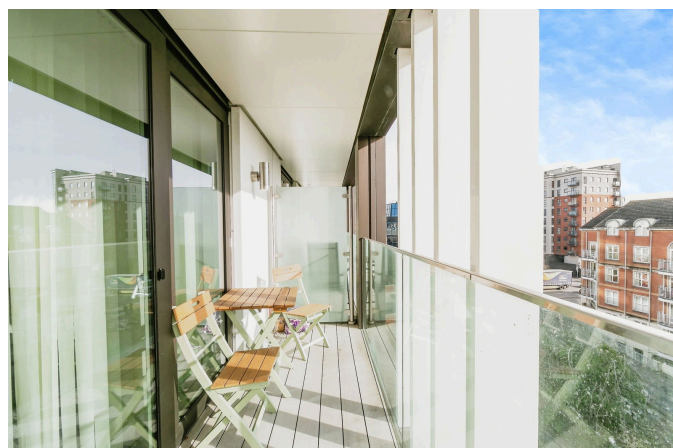


## 120 Kings Road, Verto Building, Reading, RG1 3FR

Guide Price £295,000

1 bed 1 bath 1 living



### ONE BEDROOM - ONE BATHROOM - 4TH FLOOR - LIFT ACCESS - CHAIN FREE

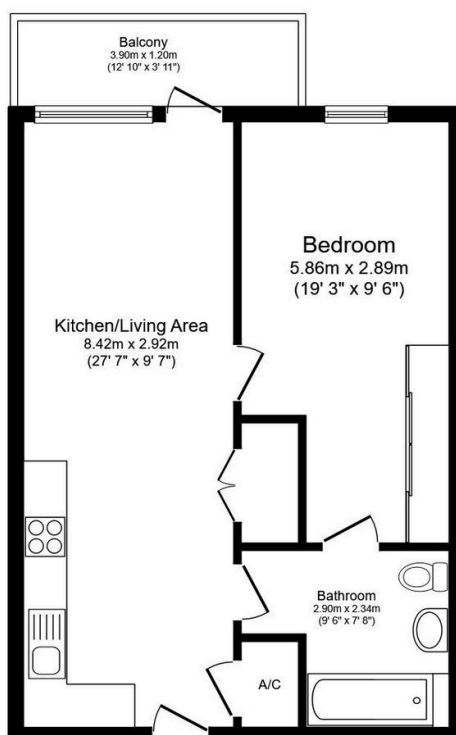
Henry Wiltshire are pleased to offer for sale this 1 bed apartment in Verto Building located on the 4th floor. This apartment comprises of open plan fully integrated kitchen / lounge area with doors leading to balcony with views overlooking the canal; bedroom; bathroom and storage area.

The property is finished to a high specification with hardwood oak engineered flooring and carpets in the bedrooms, with ceramic tiling and underfloor heating in the bathrooms; fully-fitted with a contemporary Commodore designed kitchen, Sonoma Oak worktops and splashbacks and Bosch appliances, in addition the property is to be fully furnished to a contemporary standard in keeping with the style of the property.

The development boasts an elegant entrance lobby, complete with natural stone tiling and feature lighting throughout. Bicycle storage will be included for all residents. There is lift access to all levels of the building with concierge service on hand to assist residents.

Located just minutes away from the Reading train station and numerous shopping amenities such as the Oracle, Broad Street Mall and Broad Street.

- One Bedroom
- Open Plan living/Kitchen
- Life Access
- Service Charge - £2,104pa
- Chain Free
- One Bathroom
- 4th Floor
- Onsite Gym
- Ground Rent - £555pa
- Leasehold



Total floor area 49.8 sq.m. (536 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)