

Property ref: 165100

3 Cadogan House, Reading, RG2 0HP

£1,075 PCM

HASLAM'S
Lettings



A modern ground floor studio apartment located just minutes away from the town centre and the oracle shopping centre.

Reading Borough Council Tax Band B.

Water supply: Mains

Drainage info: Mains

Electricity 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.

Available 09/07/2025

- Studio apartment
- Fully fitted kitchen with appliances
- Bathroom with shower over the bath
- Electric underfloor heating
- Allocated parking; EPC rating D
- Furnished; Managed by HASLAM'S

*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.haslams.net
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.

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Haslams Estate Agents Ltd, 159 Friar Street, Reading, Berkshire, RG1 1HE



Rose Kiln Lane, Reading, RG2

Approximate Area = 364 sq ft / 33.8 sq m

For identification only - Not to scale

**GROUND FLOOR**

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n1checom 2023. Produced for Haslam's. REF: 976889