

Property ref: 172236

St Marys Butts, Reading, RG1 2LS

£1,350 PCM

HASLAM'S
Lettings



A brand new two bedroom apartment on the third floor of this newly converted building (please note there is not a lift). The property is located in the heart of the Reading town centre within walking distance of the train station.

Reading Borough Council tax band TBC.

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.

- Two bedrooms
- Modern shower room
- Modern kitchen area (no white goods included)
- Electric heating; EPC rating D
- No parking; Unfurnished
- Managed by HASLAM'S

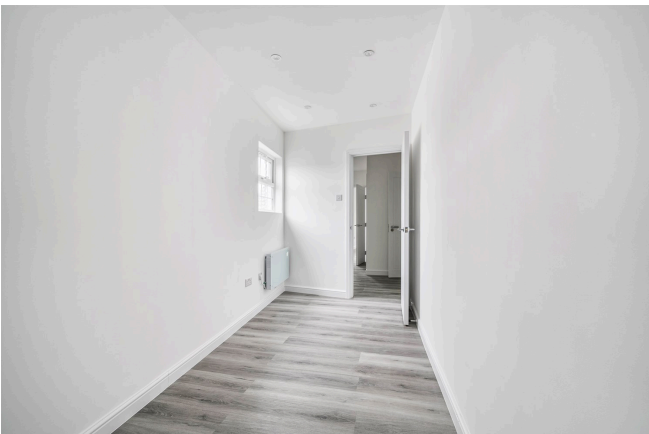
Available Now

*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



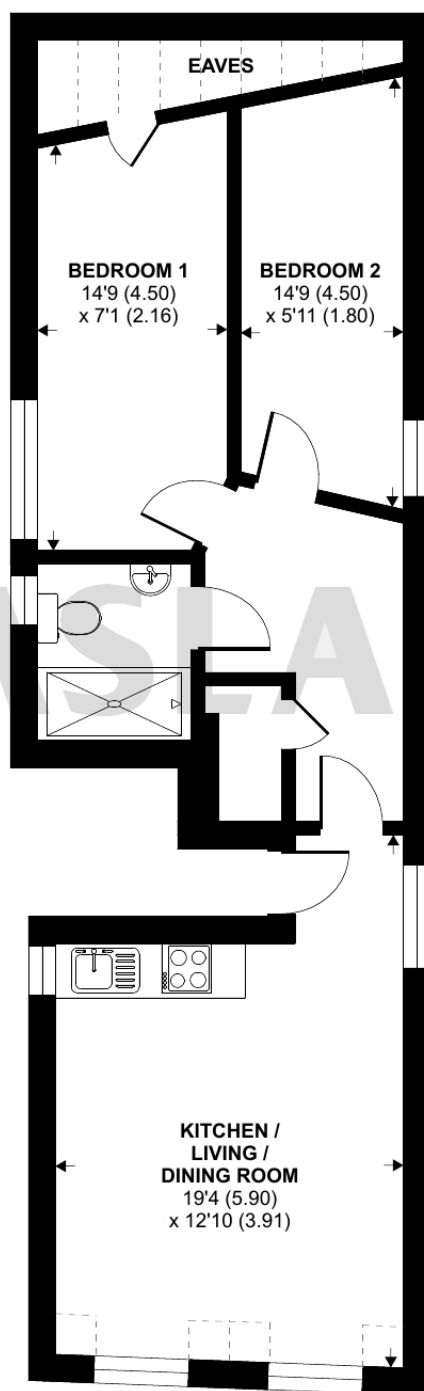
St. Marys Butts, Reading, RG1

Approximate Area = 549 sq ft / 51 sq m

Limited Use Area = 37 sq ft / 3.4 sq m

Total = 586 sq ft / 54.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n̄cheom 2025. Produced for Haslamss. REF: 1301024