



**Ratby Close, Lower Earley Reading RG6 4ER**

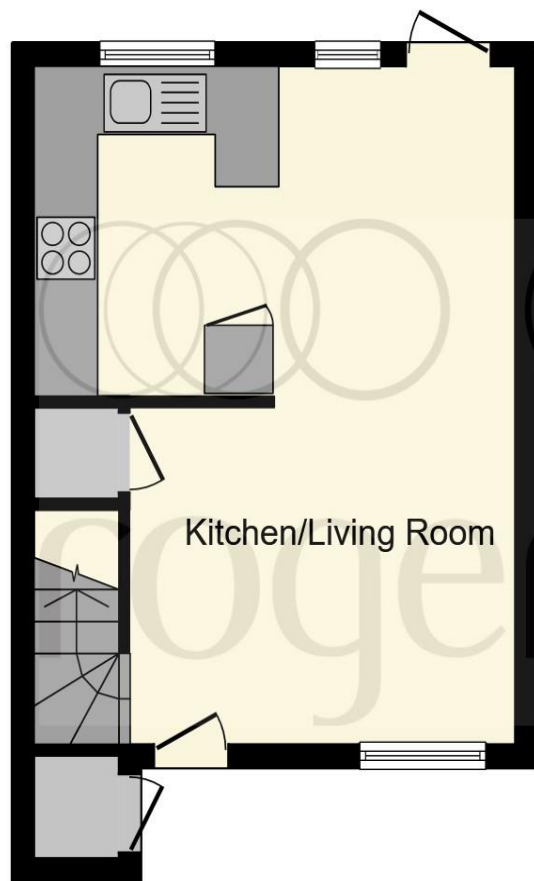


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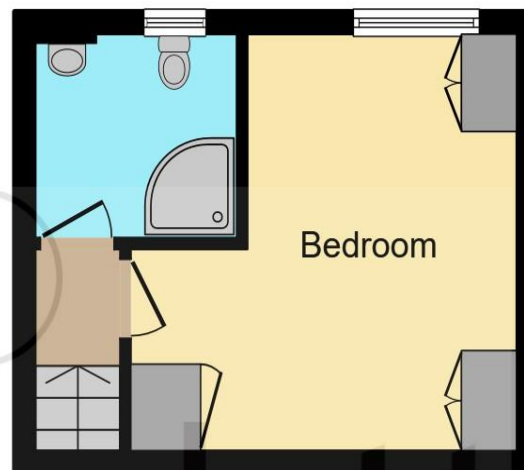
**Ratby Close, Lower Earley Reading**

OFFERED WITH NO ONWARD CHAIN! A well-presented one double bedroom house located in a popular location close to the Asda complex with all its amenities, nearby bus stops and good access to the local Business Parks and M4 Junction 10. It also has a private garden.





**Ground Floor**



**First Floor**

**Entrance Hall**

**Living Room/Kitchen**

19' 4" x 14' 6" ( 5.89m x 4.42m )

**Stairs To First Floor**

**Bedroom**

11' 10" x 8' ( 3.61m x 2.44m )

**Bathroom**

**Enclosed Garden**

Total floor area 44.5 sq.m. (479 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)

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## Ratby Close, Lower Earley Reading

- Rear garden
- No onward chain
- Close to local amenities
- Off road parking
- Ideal for a first time buyer/ investor

Tenure: Freehold EPC Rating: C

guide price

**£265,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
LOE108277 - 0006

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