

# Vp

16 Downing Road  
Tilehurst, RG31 5BB

---

Guide price £325,000 Freehold



[VillageProperties.co.uk](http://VillageProperties.co.uk)

# 16 Downing Road



## DESCRIPTION:

VP - Presented to the market in excellent condition is this two double bedroom house. The property comprises entrance porch, living room, dining room, kitchen and shower room. There is access to the rear garden from the dining and kitchen. The garden has a rear access gate and shed. On the first floor there are two bedrooms and an en suite bathroom.

The property is located within excellent access to local schools, bus routes, amenities, parks and M4 junction 12.

Internal viewings are highly recommended.

Council tax band - C

## SUMMARY OF ACCOMMODATION:

- TWO BEDROOMS
- GARDEN
- FITTED KITCHEN
- 360 VIRTUAL TOUR
- TWO BATHROOMS
- CUL DE SAC LOCATION
- GAS CENTRAL HEATING

## ADDITIONAL INFO:

Approx.net floor area: 73.1 sq.m/ 786 sq.ft

Local Authority: Reading Borough Council Tax Band: C

Approx. Distances:

Tilehurst Railway Station: 1.2 Miles

Distance to M4 (J12):

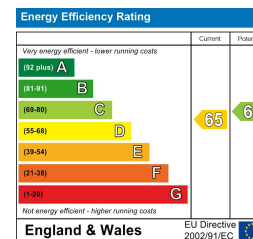
2.4 Miles

## VIEWING STRICTLY BY APPOINTMENT:

T: 0118 941 5607

E: [sales@villageproperties.org](mailto:sales@villageproperties.org)

W: [www.villageproperties.co.uk](http://www.villageproperties.co.uk)



Get Social



92 School Road  
Reading  
RG31 5AU