FARMER & DYER

RESIDENTIAL SALES & LETTINGS







CHARNWOOD HOUSE, REMBRANDT WAY READING, RG1 6QR £1,295 pcm

A super top floor two bedroom flat with parking situated in this popular location just over a mile from Reading station and town centre. Includes 20ft living/dining room, fitted kitchen with appliances & bathroom. Unfurnished and available 12th September

Page No 2

PLEASE NOTE

Rent excludes the tenancy deposit and any other permitted payments.

A holding sum of £298.85 based on the advertised rent), is required to reserve this property.

Deposit payable is £1,494.23 (based on the advertised rent)

EPC Rating: D Council Tax Band: C

Please contact us for further information or visit our website www.farmeranddyer.com

COMMUNAL ENTRANCE HALL

with stairs leading to the top floor

ENTRANCE HALL

Electric heater, storage cupboard, access to loft space

LIVING/DINING ROOM

Dual aspect, two electric heaters, T.V point

KITCHEN

Fitted to comprise: worktops with one & a half sink unit, range of cupboards, electric cooker with extractor hood over, washing machine, fridge/freezer, tiled splashbacks, front aspect

BEDROOM ONE

Rear aspect, electric heater



BEDROOM TWO

Rear aspect, range of mirror fronted wardrobes, electric heater



BATHROOM

Three piece suite comprising: panelled bath with separate shower unit, w.c, pedestal wash hand basin, built in airing cupboard housing cylinder and shelving, front aspect

OUTSIDE - PARKING

There are communal grounds and residents parking



DISTANCES

Reading West Station - 1.1 miles Oracle Shopping Centre - 1.3 miles Reading Mainline Station - 1.6 miles M4 J11 - 3 miles

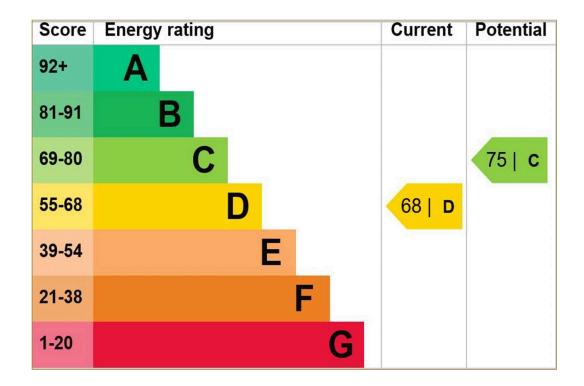
COUNCIL TAX

Band C

PROCEDURE

To qualify financially for this property, a tenant must have a salary level either individually or combined that is not less than 30 times the monthly rent. The minimum required salary for this property is £38,850 per annum.

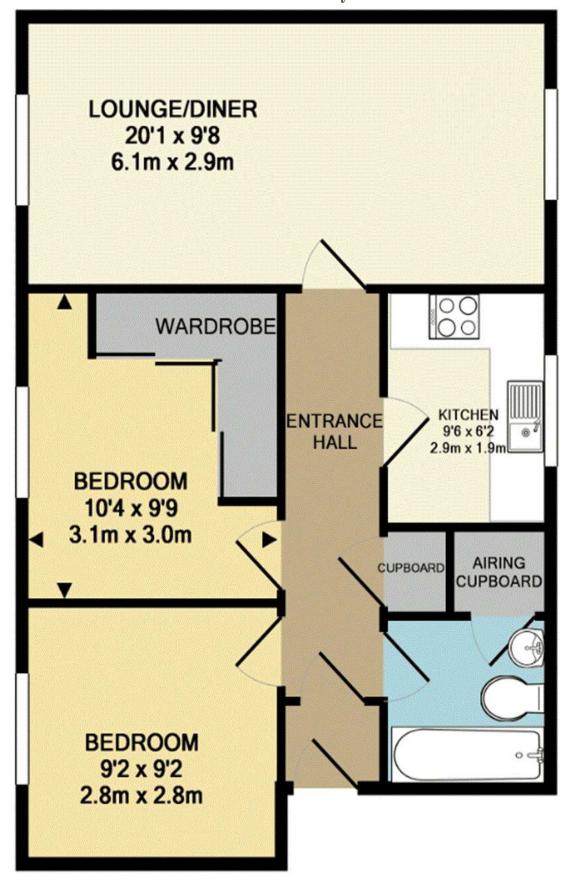
ENERGY PERFORMANCE CERTIFICATE



FLOOR PLAN

These floor plans are for guidance purposes only and are not to scale

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LOCATION

This image is for indicative purposes and cannot be relied upon as wholly correct

