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Foxcombe Drive, Tilehurst, Reading

**BELVOIR!**

£390,000



### Key Features

- > Two Bedroom Extended Semi Detached House
  - > Freehold
  - > Council Tax Band - D
  - > EPC Rating TBC
- > Large Garage With WC
  - > No Onward Chain

Presented to the market with No Onward Chain is this extended semi detached house conveniently located within walking distance to local schools, amenities, bus routes and parks. The accommodation to the ground floor comprises of an entrance hall, large lounge with separate dining room and a kitchen. To the first floor there are two double bedrooms and a family bathroom. Outside to the front, the driveway provides access to the spacious garage which has a cloakroom off, whilst to the rear, the garden offers a high degree of privacy.

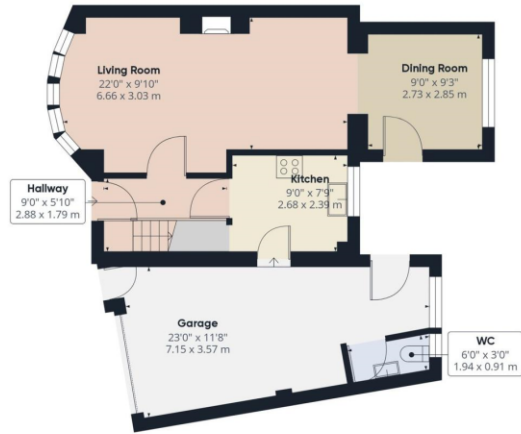
AGENTS NOTE : PLEASE BE ADVISED THIS PROPERTY WAS UNDERPINNED SOME 32 YEARS AGO SO WE WOULD RECOMMEND YOU CONSULT A SURVEYOR OR STRUCTURAL ENGINEER.



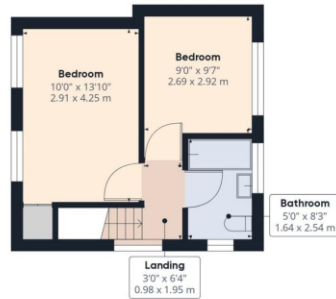
Please also note that all buyers attend property viewings at their own risk and must assess any hazards themselves,

We can refer you on to The Mortgage Advice Bureau for help with finance. We may receive a fee of £250.00 if you take out a mortgage through them. If you require a solicitor to handle your purchase we can refer you onto Setfords Solicitors. We may receive a fee of £250.00 if you use their services.

Please be advised that a fee of £80 including VAT will be charged to complete the necessary anti-money laundering and identity verification checks for prospective clients wishing to purchase through ourselves. This fee is non-refundable and is required to ensure compliance with legal obligations and regulatory standards.



Floor 0



Floor 1

Approximate total area<sup>(1)</sup>  
989.53 ft<sup>2</sup>  
91.93 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Contact us today to arrange a viewing...

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