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Volunteer Road, Theale, Reading

**BELVOIR!**

£475,000



### Key Features

- > Four Bedroom Two Bathroom Semi Detached House With Self Contained Annex
- > Freehold
- > Council Tax Band - C
- > EPC Rating - TBC
- > Driveway Parking For Three Vehicles

Fantastic opportunity to acquire this spacious semi-detached home located in the popular village of Theale and benefiting from a self contained annex.

Arranged over three floors, the main house accommodation, to the ground floor comprises of a lounge/dining room, refitted kitchen and a bathroom. To the first floor there are three bedrooms with the staircase giving access to the main bedroom which features an en suite shower room.

The annex accommodation offers an open plan kitchen/living/bedroom area with a separate shower room.





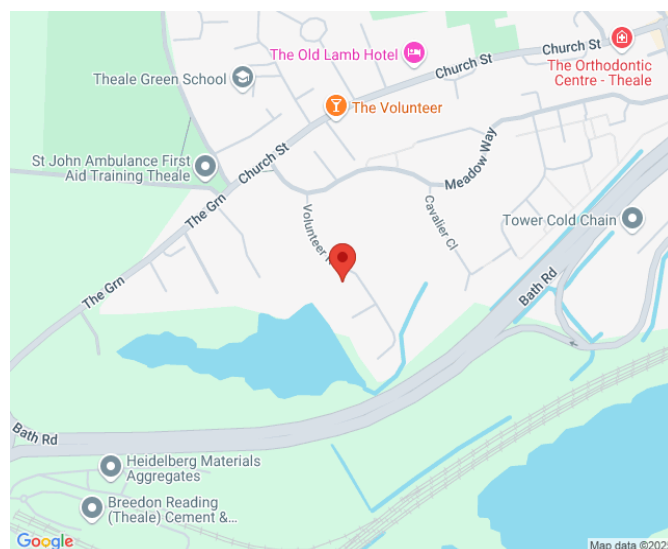
Outside to the front the driveway provides off road parking for three cars whilst to the rear there is a good size garden with a shed which can be used as a home office with light and power and network connection.

The property is well placed to take advantage of all the village has to offer; the bustling high street, the excellent primary school and the mainline station, with direct services to London Paddington, and Crossrail), are all within a short walk. Junction 12 of the M4 is a short drive away.

Please 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 Advise 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



Contact us today to arrange a viewing...

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[www.belvoir.co.uk](http://www.belvoir.co.uk)

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