



3  2  1 

Snowden Drive, Tilehurst, Reading

**BELVOIR!**

£375,000





### Key Features

- > Three Bedroom End Of Terrace House
- > Freehold
- > Council Tax Band - D
- > EPC Rating - TBC
- > No Onward Chain
- > Requires Modernisation
- > Integral Garage & Driveway

OFFERED TO THE MARKET WITH NO ONWARD CHAIN - is an end of terrace house set in a popular location within Tilehurst close to sought after school catchments. The accommodation, which is in need of refurbishment comprises of an entrance hall, cloakroom, lounge with separate dining room, kitchen, three bedrooms and a bathroom.

Outside to the front there is driveway parking which gives access to the integral garage, whilst to the rear there is a good size private garden.

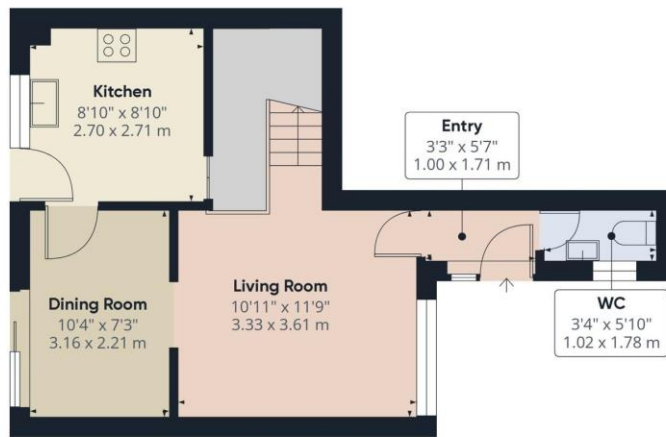
Please note that all buyers attend property viewings at their own risk and must assess any hazards themselves.



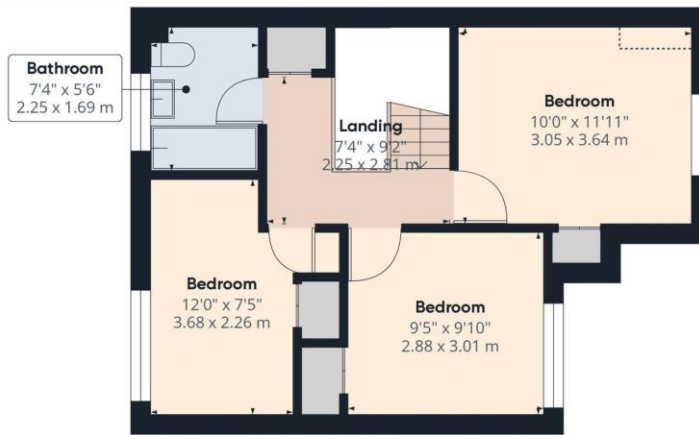
We can refer you on to The Mortgage Advise Bureau for help with finance. We may receive a fee of £250.00 if you take out a mortgage through them. If you require a solicitor to handle your purchase we can refer you onto Setfords Solicitors. We may receive a fee of £250.00 if you use their services.

**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**





Floor 0



Floor 1

**BELVOIR!**  
Property & Company

**Approximate total area<sup>(1)</sup>**

794.92 ft<sup>2</sup>  
73.85 m<sup>2</sup>

**Reduced headroom**

3.9 ft<sup>2</sup>  
0.36 m<sup>2</sup>

(1) Excluding balconies and terraces

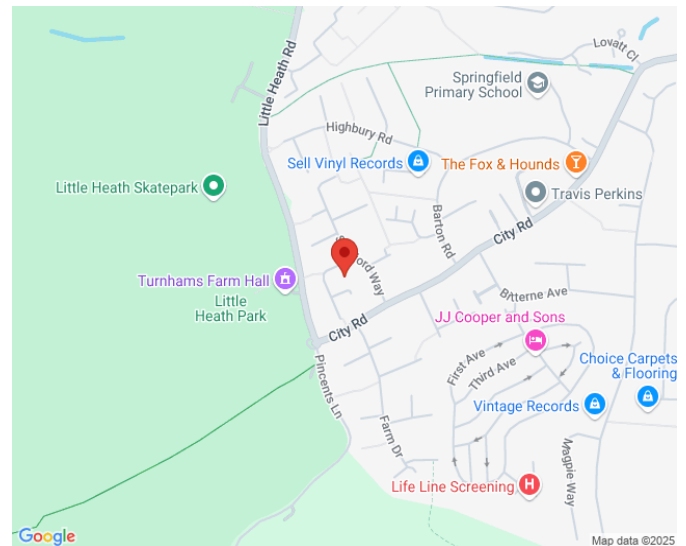
Reduced headroom

..... Below 5 ft/1.5 m

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

Calculations are based on RICS IPMS 3<sup>rd</sup> standard.

GIRAFFE360



Contact us today to arrange a viewing...

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