



Riverside Court, Caversham, Reading, RG4 8AL

£485,000

Walmsley

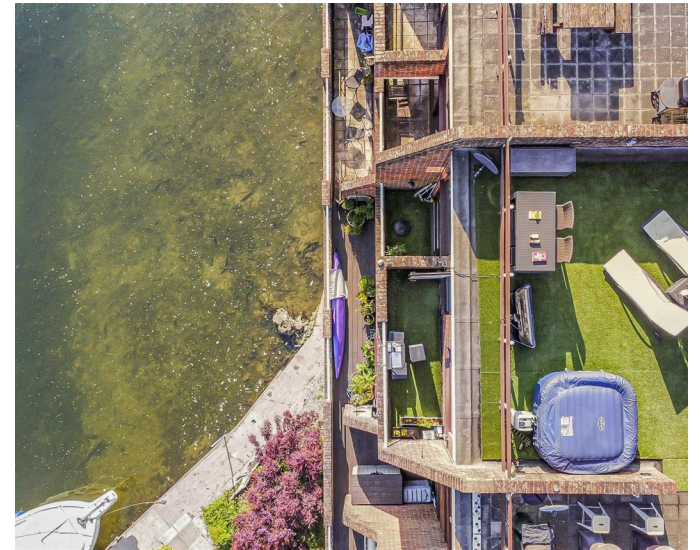
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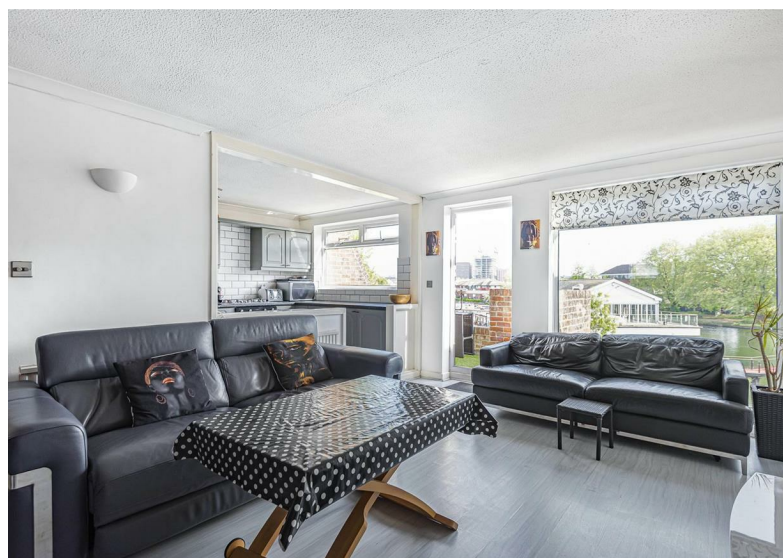
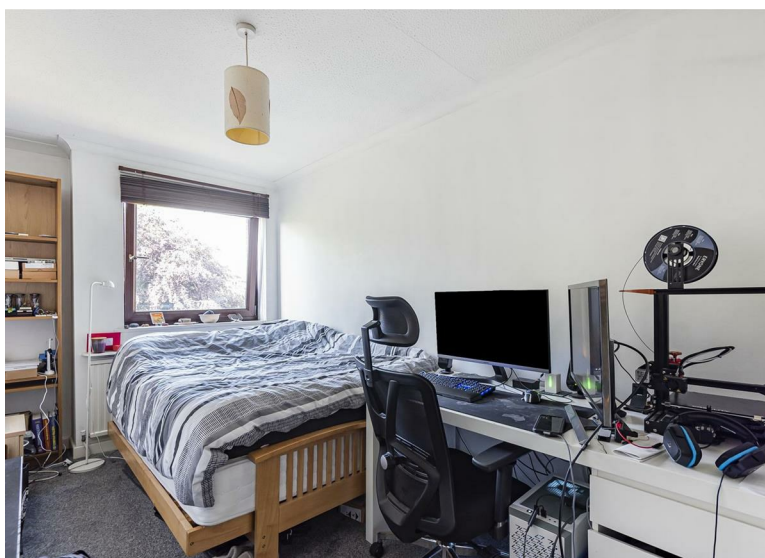
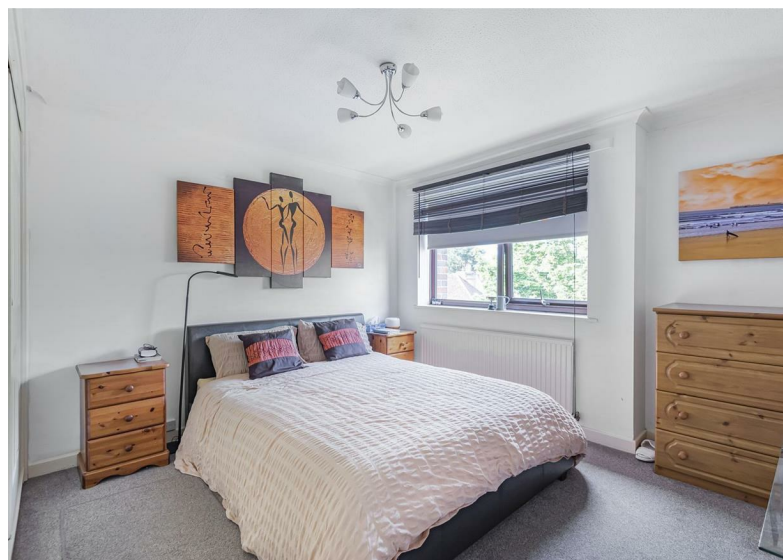
INVESTORS ONLY - Walmsley Estate Agency are pleased to offer to the market this spacious, split-level riverside apartment with balcony and a superb 16'7 x 12'6 roof terrace with stunning views over The River Thames. The impressive accommodation comprises of a 20ft living/dining room, a 12ft kitchen, a balcony, an 13ft master bedroom with built-in wardrobe, a 13ft second bedroom with built-in wardrobe, a separate WC and modern shower room. Further benefits include, gas radiator central heating, double-glazing and secure parking.

Riverside Court is a gated development with attractive grounds and a number of moorings (consent required), conveniently located in central Caversham, a short walk of Reading town centre and mainline station. Caversham is served with comprehensive amenities including a shopping precinct, supermarkets, restaurants, and individual boutique shops. There are good schools at both primary and secondary level. Viewing advised. Council tax band D. EPC rating D.

- * Share of the freehold; 999 year lease from 1995, approximately 971 years remaining.
- * £30 ground rent
- * Service charges £1808.67 per 6 months. Total £3617.34 pa

Tenure - Leasehold - Share of Freehold

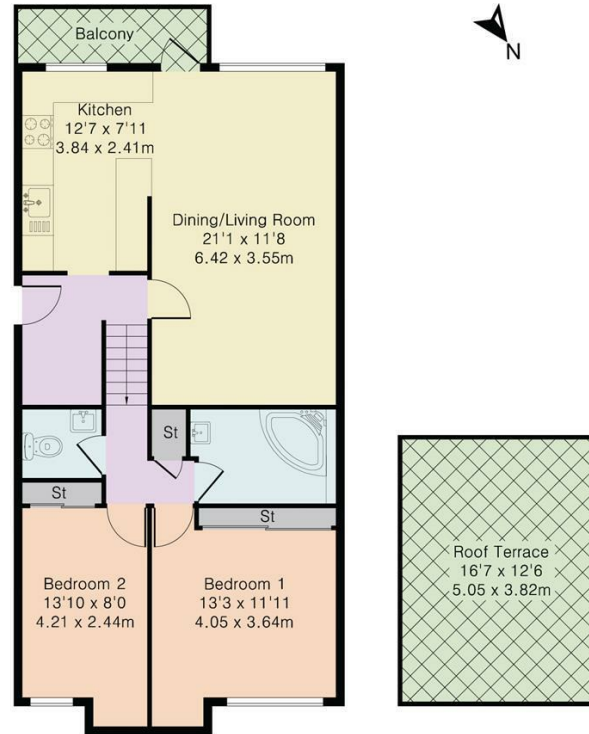




- Central Caversham
- Views over river Thames
- Two double bedrooms
- EPC rating D
- Council tax band D
- Gated development
- Secure parking
- Roof terrace

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Approximate Gross Internal Area 796 sq ft – 74 sq m



Third Floor Flat

Fourth Floor

Important: Walmsley Estate Agents would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

