

The Estate Agents People Recommend



71 Albany Road, Reading, RG30 2UL

£1,400 Per calendar month

WentWorth Estate Agents are pleased to present this charming Victorian terraced house with two double bedrooms, ideally located near Reading West Train Station.

The ground floor boasts a reception room with a fireplace, a spacious modern kitchen with a seating area, a bathroom, and an enclosed garden.

Upstairs, there are two double bedrooms, both with built-in wardrobes.

The property also features gas central heating, new flooring throughout the ground floor, and freshly painted kitchen, bathroom, and hallway. Additionally, it includes one permit parking space.

The house is offered unfurnished and will be available in mid-August 2024.

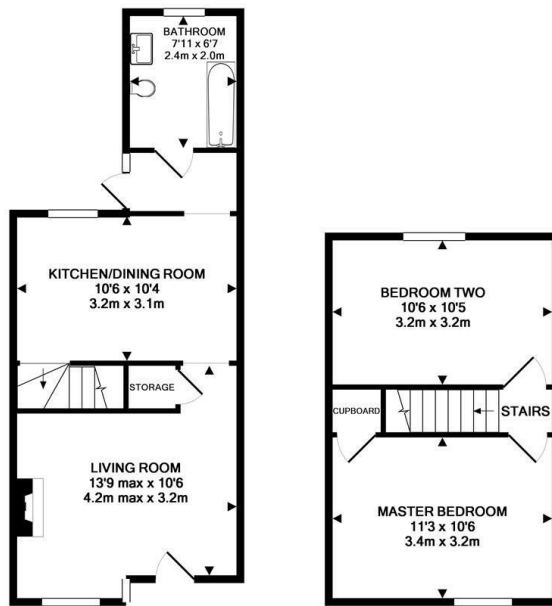


t: 0118 934 0027

e: twyford@wentworthea.com

w: wentworthea.com





GROUND FLOOR
APPROX. FLOOR
AREA 433 SQ.FT.
(40.3 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 331 SQ.FT.
(30.8 SQ.M.)

TOTAL APPROX. FLOOR AREA 764 SQ.FT. (71.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2019

Important Notice 1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Wentworth Estate Agents in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Wentworth Estate Agents nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). 2. Photos etc: The photographs show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 3.Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.

