

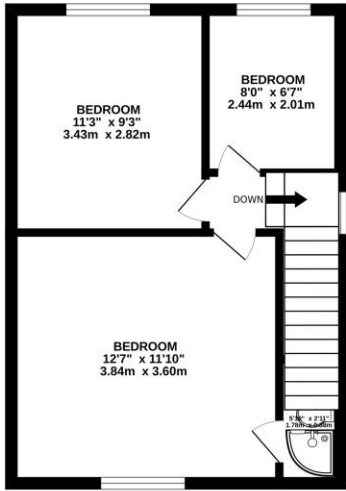
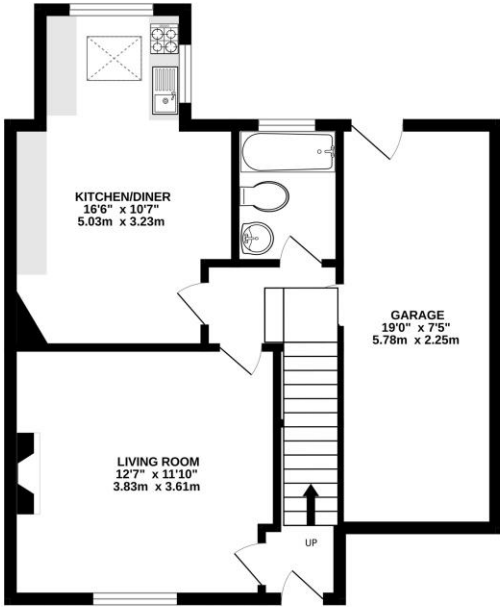


MASONS
ESTATE AGENTS



GROUND FLOOR
516 sq.ft. (48.0 sq.m.) approx.

1ST FLOOR
346 sq.ft. (32.2 sq.m.) approx.



TOTAL FLOOR AREA: 863 sq.ft. (80.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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 ©2024

3 Nelson Road, Caversham, Reading, RG4 5AT
Price £435,000 Freehold



call us now on 0118 946 1140

masonsestateagents.com

10 Bridge Street, Caversham, Reading RG4 8AA t 0118 946 1140 e sales@masonsestateagents.com



Masons are proud to offer to the market this three bedroom semi-detached house, presented for sale in immaculate condition throughout and located within walking distance of Caversham and Reading centres, along with Reading mainline station. The property has undergone recent improvements, including a complete re-decoration throughout as well as refurbishment of the bathrooms. Further benefits of the property include a 12ft living room with wood burning stove, a 16ft kitchen/diner, a family bathroom, a 12ft master bedroom with ensuite and two further bedrooms. The property also boasts a well-tended garden, a garage, off road parking and the property is offered for sale with no onward chain. Viewing recommended.

- 12ft Living Room & Wood Burning Stove
- 16ft Kitchen Diner
- 12ft Master Bedroom & Ensuite
- Good Size Garden
- Close to Reading Station
- Off Road Parking & Garage
- NO ONWARD CHAIN
- Viewing Recommended

Front door to entrance hall which has the stairs to the first floor and doors to:

Living room: 12'7" x 11'10" double glazed front aspect, feature fireplace with wood burning stove. Door to:

Kitchen/diner: 16'6" x 10'7" double glazed twin aspect and skylight, a modern range of eye and base level units with roll edge tops and tiled surround, sink and drainer, space for oven, stainless steel hood, and plumbing and space for additional appliances. There is also space for a large table and chairs.

Bathroom: double glazed rear aspect, a panel

enclosed bath with shower over, a low level wc and wash basin.

First floor landing has doors to:

Bedroom 1: 12'7" x 11'10" double glazed front aspect, door to:

Ensuite: wash basin, low level wc and shower.

Bedroom 2: 11'3" x 9'3" double glazed rear aspect.

Bedroom 3: 8' x 6'7" double glazed rear aspect.

Garage: 19' x 7'5" up and over door to access, with a door to the garden.

Outside: to the front

there is a paved garden which has been enclosed by brick walls, hard standing parking with access to the garage and front door. To the rear is a good sized well-tended garden, which is mainly laid with recently rotovated and re-turfed lawn, bordered with a purple beech hedge as well as a variety of other plants, shrubs and enclosed by mature trees. The rear garden also boasts a new secure heavy duty 12ft x 8ft Pent wooden shed, a patio area and a multi-use area which has been laid with shingle, all of which is enclosed by timber fencing.

call us now on 0118 946 1140

masonsestateagents.com

10 Bridge Street, Caversham, Reading RG4 8AA t 0118 946 1140 e sales@masonsestateagents.com