



sansome  george

5 Glenwood Drive, Tilehurst, Berkshire, RG31 4HE
£395,000 Freehold

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Residential Sales & Lettings

- 2 Bedroom Extended Haddock Built End Terrace Home
- Fully Fitted Kitchen Diner With French Doors To Garden
- Gas Radiator Central Heating
- Sizeable Rear Garden With 2 Patio Areas
- Cul De Sac Location

- Bay Fronted Living Room
- First Floor Bathroom
- UPVC Double Glazed Windows
- Driveway Parking
- Walk To Schools & Tilehurst Village

An immaculately presented two bedroom double bay fronted Haddock built end terrace home located in a sought after cul de sac. Highly regarded schools, frequent bus services and Tilehurst village hosting a wealth of amenities are all situated nearby.

Accommodation comprises entrance porch, spacious bay fronted living room leading to a sizeable open plan fully fitted kitchen diner benefitting from French doors leading a patio area. The first floor features two bedroom and a three piece bathroom.

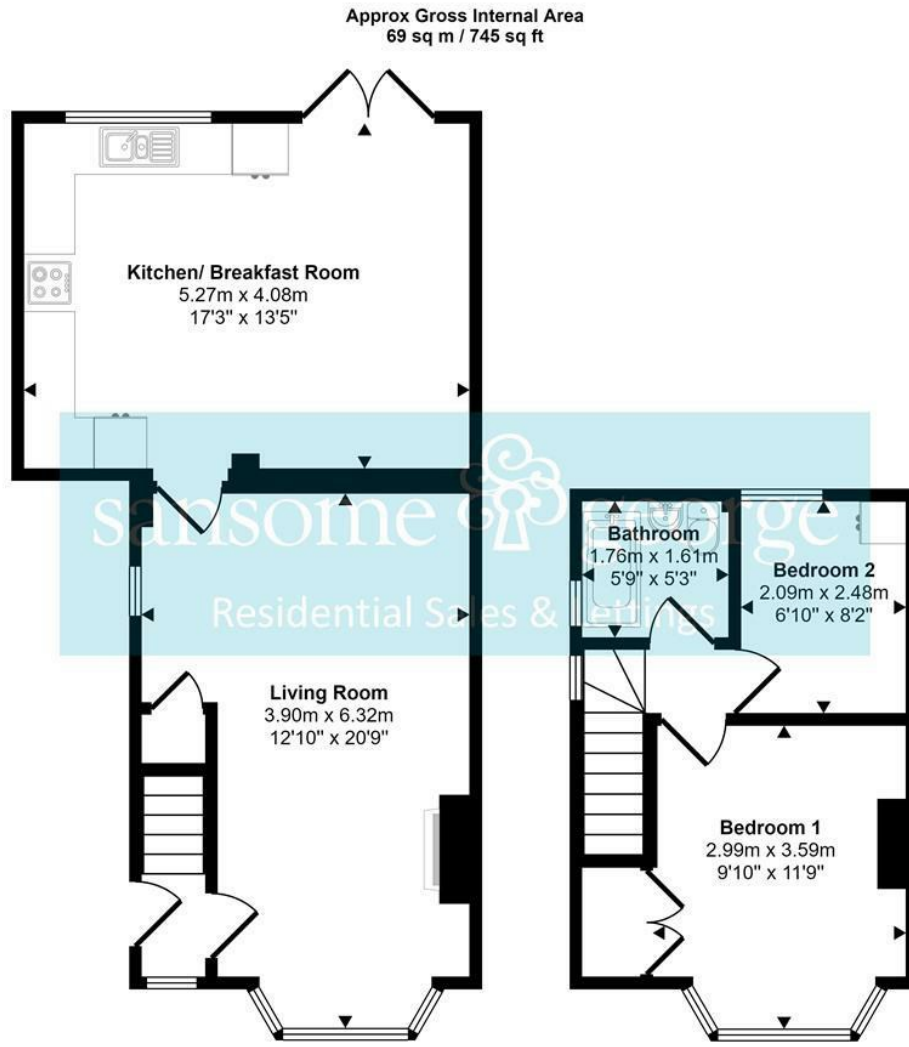
Other noticeable features include gas radiator central heating and UPVC double glazed windows.

To the front, the property offers driveway parking and side access leading to a very good sized fully enclosed level rear garden which is well stocked with various hedgerows, flowers and trees. The garden has two patio areas and a 2 timber garden sheds.

Please contact sole selling agent to arrange an internal viewing or to request further information.

Council Tax - Band C - Reading Borough Council

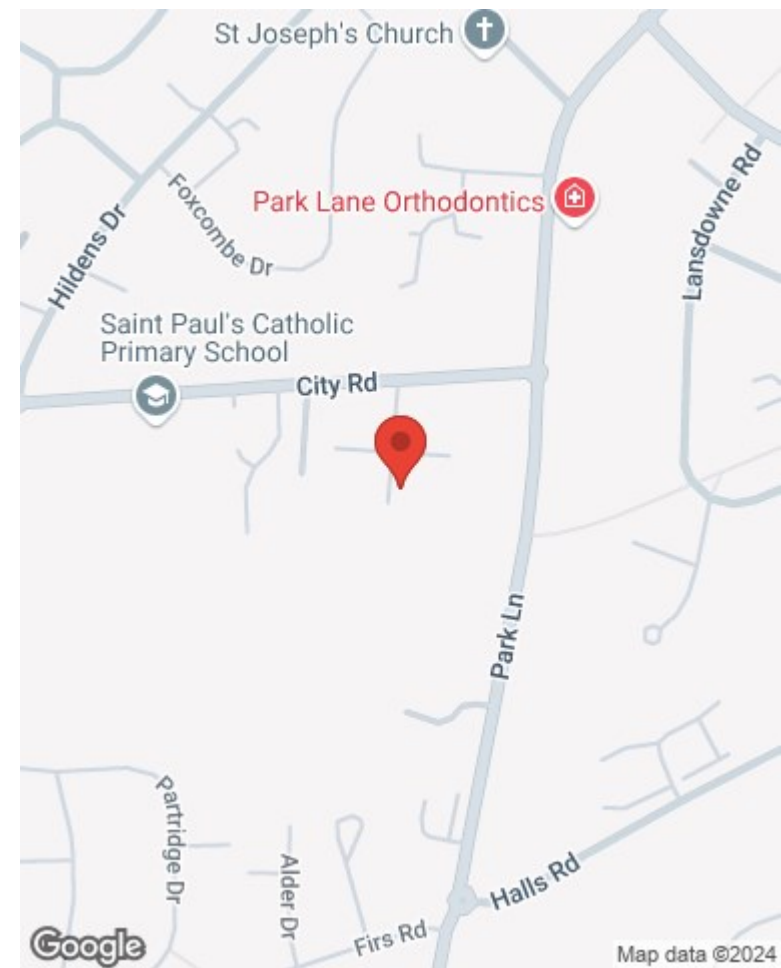




Ground Floor
Approx 46 sq m / 495 sq ft

First Floor
Approx 23 sq m / 250 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			85
(81-91) B			
(69-80) C		70	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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