

Property ref: 56058

## Pages Gardens, Reading, RG8 7JE

**£850 PCM**

**HASLAM'S**  
Lettings



A ground floor studio apartment located in the heart of Pangbourne village close to the train station, shops and local amenities. West Berkshire Council tax band A.  
Water supply: Mains  
Drainage info: Mains  
Electricity supply: Mains  
Broadband/Mobile Info: Connections available. For an indication of specific speeds and supply of Broadband and Mobile, we advise applicants go to the Ofcom website Broadband and Mobile Coverage Checker.

### Available Now

- Good size living room / Bedroom with built-in wardrobe; Total floor area approx 28m<sup>2</sup> - floorplan to follow
- Shower room / Shared kitchen / Communal gardens; Additional £75pcm for parking
- Electric heating / Washer-dryer / Fridge / Microwave; EPC rating C
- Parking at an additional cost / Bike Store; Electric heating
- £250 sundry additional to the rent to include: water, electricity, heating and WiFi
- Furnished/Sky read /32" Samsung LCD TV; Managed by HASLAM'S

\*Fees For Assured Shorthold Tenancies: when you rent a property from us you will be required to pay a sum equivalent to one weeks' rent for a holding deposit. Upon successful application, this amount will be off set against your first months' rent. You will also be required to pay a security deposit equivalent to 5 weeks' rent which will be held and protected in line with Deposit legislation. For more information about our fees please visit: [www.haslams.net](http://www.haslams.net)  
Fees for all other tenancies (Non Housing Act Tenancies / Company Lets): when you rent a property from us we will charge you a one-off fee per property. This charge is the equivalent of 15 days of the monthly rental charge (+VAT) with a minimum fee of £450 (inc.VAT) up to a maximum of £650 (inc.VAT). Other fees may apply depending on your circumstances.

**0118 960 1055**

**[lettings@haslams.net](mailto:lettings@haslams.net) [www.haslams.net](http://www.haslams.net)**

**Haslams Estate Agents Ltd, 159 Friar Street, Reading, Berkshire, RG1 1HE**

