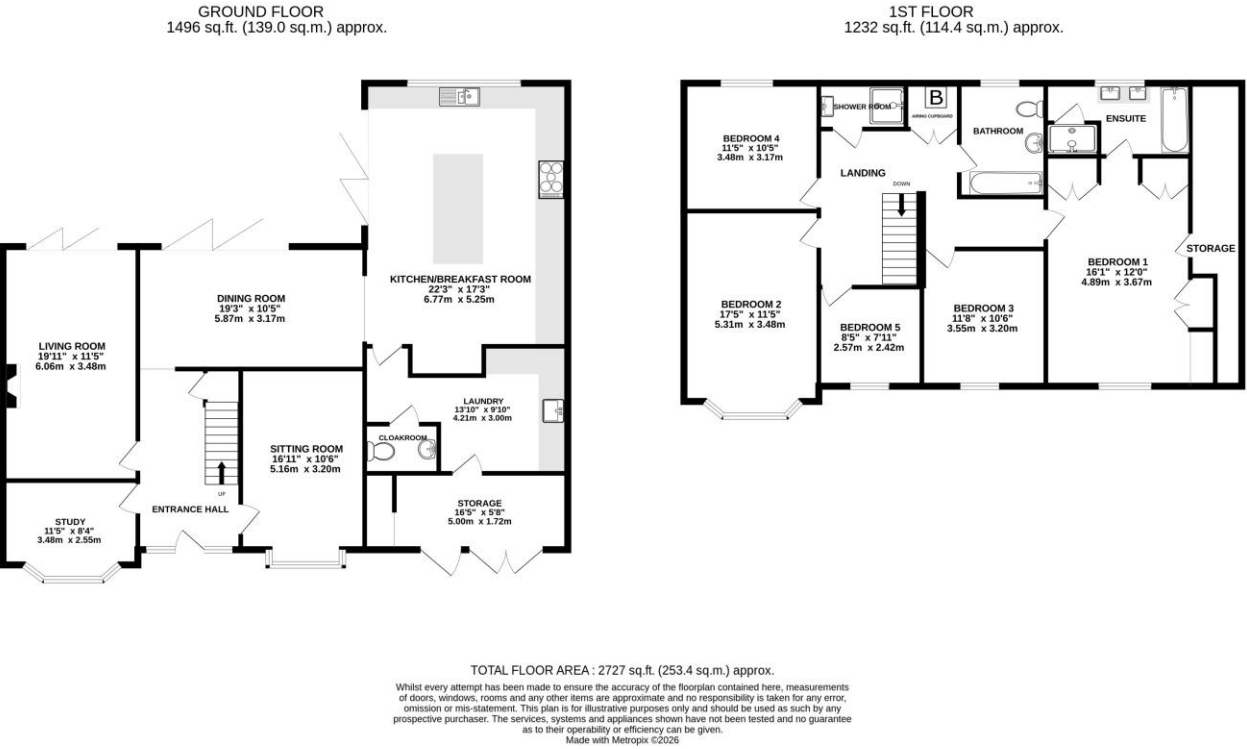




4c Conisboro Avenue, Caversham Heights, Reading, RG4 7JB
Price £1,300,000 Freehold



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Masons are proud to offer to the market this extended five bedroom detached house, presented in excellent condition and offering versatile living accommodation throughout, located on a sought after road in Caversham Heights and close to Caversham and Reading centres. Having undergone major improvements by its current owners the property offers a stunning 22ft kitchen breakfast room with large granite island & bi-folding doors, a 19ft dining room with bi-folding doors, a spacious 19ft living room with wood burning stove and bi-folding doors, a 16ft sitting room and an 11ft study. Further benefits include a 16ft master bedroom with ensuite, a further family bathroom & shower room, a 13ft laundry room, a well-tended and private garden and an in and out driveway. Viewing recommended.

- Well Presented Five Bedroom Detached
- Stunning 22ft Kitchen Breakfast Room
- 19ft Dining Room with Bi-Folding Doors to Garden
- 19ft Living Room with Wood Burning Stove
- 16ft Sitting Room
- 11ft Study
- 13ft Laundry Room
- 16ft Master Bedroom with Spacious Ensuite
- Well-Tended Private Garden

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Entrance hall has the stairs to the first floor and doors to:

Living room: 19'11" x 11'5" wood burning stove and bi-folding doors opening to the garden.

Dining room: 19'3" x 10'5" bi-folding doors opening to the garden and opening to:

Kitchen breakfast room: 22'3" x 17'3" one of the main features of the property with a vast range of eye and base level units with granite tops, double sink and drainer, integrated appliances, a stunning large granite island with breakfast bar, sky lantern and bi-folding doors to the garden.

Sitting room: 16'11" x 10'6" double glazed front aspect.

Study: 11'5" x 8'4" into double glazed bay window.

Laundry room: 13'10" max x 9'10" max range of and eye and base level units with granite tops, sink and plumbing and space for appliances.

Cloakroom: low level wc and wash basin.

Storage: 16'5" x 5'8" door to the front of the property and services.

First floor landing has doors to:

Master bedroom: 16'1" x 12'0" double glazed front aspect, range of built-in wardrobes, walk-in storage area and door to:

Ensuite: double glazed rear aspect, bath, two sink set into vanity unit and a walk-in shower.

Bedroom 2: 17'5" x 11'5" into double glazed bay window.

Bedroom 3: 11'8" x 10'6" double glazed front aspect.

Bedroom 4: 11'5" x 10'5" double glazed rear aspect.

Bedroom 5: 8'5" x 7'11" double glazed front aspect.

Family bathroom: double glazed rear aspect, bath with shower over, a low level wc and wash basin.

Shower room: a shower cubicle and wash basin.

Outside: To the front there is an in and out driveway with off road parking and access to the front door. To the rear there is a well-tended and mature garden that is mainly laid to lawn with a variety of plants, shrubs, trees and flowers. There is a large composite decked area, an additional seating area to the rear of the garden and a large timber shed, all enclosed by timber fencing. Viewing recommended.

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