



TOTAL FLOOR AREA: 1643 sq.ft. (152.7 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 ©2025



209 Henley Road, Caversham, Reading, RG4 6LJ
Price £625,000 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



209 Henley Road, Caversham, Reading, RG4 6LJ
 Price £625,000 Freehold

Masons are proud to offer to the market this recently refurbished, extended, 4 bedroom semi-detached family home situated in Caversham and close to Caversham & Reading centres, along with Reading mainline station. Having undergone major improvements by its current owners, the spacious accommodation which is arranged over 4 floors comprises of a 13ft bay fronted living room, a 17ft kitchen/breakfast room, a 15ft dining room with bi-folding doors onto a large balcony, two double bedrooms on the first floor as well as a further single bedroom and a modern family bathroom, a 12ft master bedroom with en-suite on the second floor, and a basement level with WC and potential conversion options. Further benefits include gas central heating, UPVC double glazing and the property is offered for sale with NO ONWARD CHAIN.

- NO ONWARD CHAIN
- Recently refurbished
- Accommodation over 4 floors
- 17ft kitchen/breakfast room
- 13ft bay fronted living room
- 15ft dining room
- Large balcony
- 12ft master bedroom with en-suite
- 4 bedroom Semi-detached

call us now on 0118 946 1140

masonsestateagents.com



Front door opens into the hallway which boasts stairs to the first floor landing and doors to...

WC:

Fitted with a low level WC and hand wash basin.

Living Room:

13'11" into bay x 10'6"
 Bay fronted, double glazed with a feature fireplace.

Kitchen/breakfast room:
 17' x 12'10"

Fitted with a range of modern eye and base level units with wooden work tops, integrated appliances, an island with farmhouse sink and openings onto the dining room.

Dining Room:

15'10" x 8'9"
 Double glazed with a side and rear aspect, Velux windows and bi-folding doors onto the balcony.

A spiral staircase from the dining room leads to the basement level which boasts another WC, a 12ft basement, an additional 8ft

basement, a door onto the garden which also has access to another storage cupboard.

Stairs from the ground floor lead to the first floor landing which boasts doors to...

Bathroom:

Double glazed with a rear aspect, fitted with a bath, low level WC and hand wash basin.

Bedroom 2:

13'3" x 10'2"
 Double glazed with a rear aspect and chimney breast.

Bedroom 3:

12' x 8'
 Double glazed with a front aspect, built in wardrobes and a chimney breast.

Bedroom 4:

7' x 7'
 Double glazed with a front aspect and built in storage.

Stairs from the first floor landing lead to the second floor landing which boasts a

storage cupboard and a door to...

Master Bedroom:

12'8" x 11'2"
 Double glazed with a front aspect, a door to eaves storage, multiple wardrobes and a door to the en-suite.

En-suite:

Double glazed with a rear aspect, fitted with a shower, low level WC and hand wash basin.

Outside:

To the front the property boasts a block paved driveway, at the rear the garden is mainly laid with patio and enclosed by timber fencing.

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