NICHOLAS ESTATE AGENTS
Sales & Lettings
7 Prospect Street, Caversham, Reading, Berkshire, RG4 8JB Tel: 0118 948 4040

Ormsby Street
, Reading, Berkshire RG1 7YR

£700 PCM

NEA LETTINGS: This is a five bedroom house share in Reading, within short walking distance to Reading West Train station. All the bedrooms have ensuite shower rooms and have been well designed for maximum comfort. All are fully furnished with a double bed, built-in wardrobe and desk plus a wall-mounted flat screen tv in every room. Fast (fibre) internet is included. All other housemates will be working professionals who like a well-maintained, high quality, sociable and friendly house. The communal areas will be cleaned twice a month. Single occupancy only. **RENT INCLUSIVE OF BILLS**. There is permit parking on the street which the tenant will need to apply via council. EPC RATING D.

DISCLAIMER: These particulars are intended as a general guide only and do not form part of any contract or offer. Whilst every effort has been made to ensure the accuracy of the information provided, NEA Lettings cannot guarantee that all details are complete or free from error. Any photographs, videos, floor plans and other marketing material are believed to provide a fair representation of the property at the time they were produced. If you choose to make an offer without first undertaking a physical viewing, you should ensure that you have carried out all necessary investigations and are satisfied that the property meets your requirements before proceeding.

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- NEA Lettings
- Room in shared house
- Single occupancy only
- Permit parking on the street (apply via council)
- EPC Rating D
- Reading
- Furnished
- Communal Kitchen
- Bills included
- Available immediately

Room Two & Ensuite

A carpeted bedroom on the ground floor in the middle of the property with window overlooking garden. Furniture includes double bed, bedside table, desk, chair and built-in wardrobe. Door to ensuite shower room which has cubicle shower, WC, sink set in cupboard and heated towel rail.

Communal Kitchen

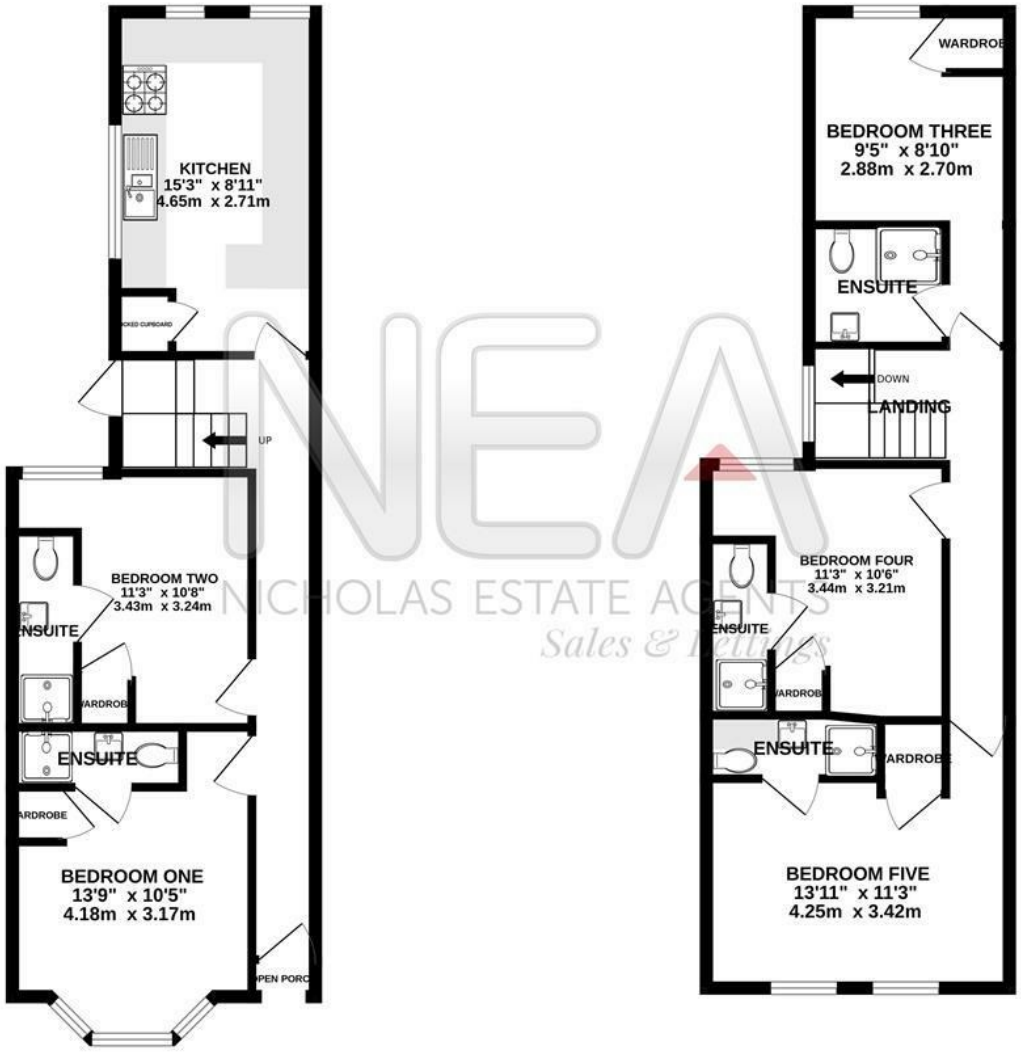
A large communal kitchen which benefits from breakfast bar and plenty of workspace and storage for each room. Appliances include 2 x fridge/freezer, oven and 4 ring hob with extractor, washing machine and tumble drier, stainless steel sink and a half under the window.

Communal Garden

A small rear garden, mainly paved with a storage shed.

GROUND FLOOR
533 sq.ft. (49.5 sq.m.) approx.

1ST FLOOR
511 sq.ft. (47.5 sq.m.) approx.



TOTAL FLOOR AREA : 1044sq.ft. (97.0 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.
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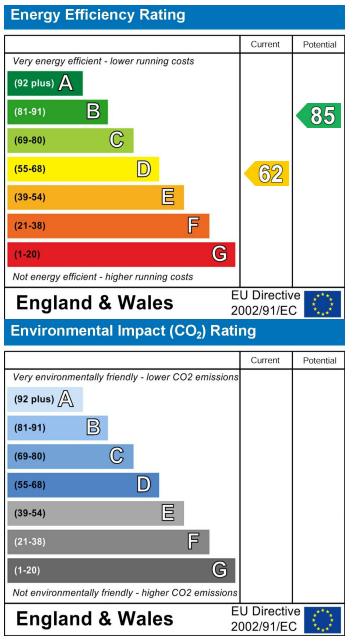

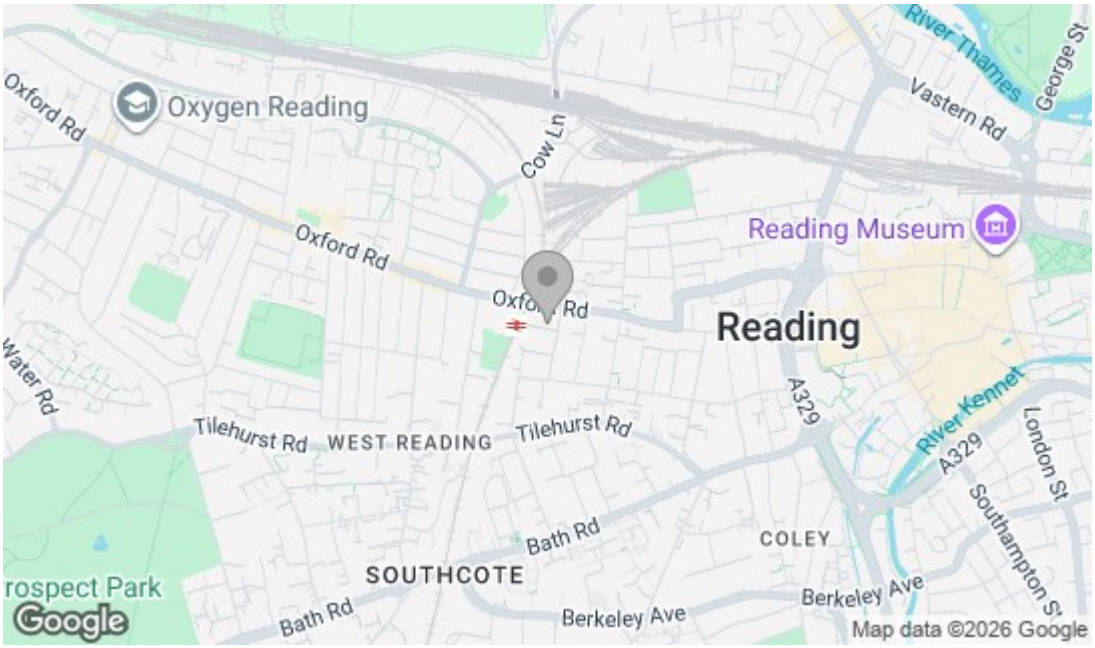

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