

Property ref: 82399

Nightingale House, Reading, RG2 0PD

£1,200 PCM

HASLAM'S
Lettings



A modern, one bedroom, first floor dual aspect apartment situated in the sought after Kennet Island development. The property benefits from a balcony and would be ideal for a professional couple. Reading Borough Council tax band C.

Available 29/06/2026

- Fully fitted kitchen with Bosch appliances
- Close to local amenities and M4 links
- Allocated parking
- Furnished; Mobile entry system
- Electric heating; EPC rating B
- Managed by LANDLORD

*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
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 www.haslams.net

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

Water supply: Mains

Drainage info: Mains

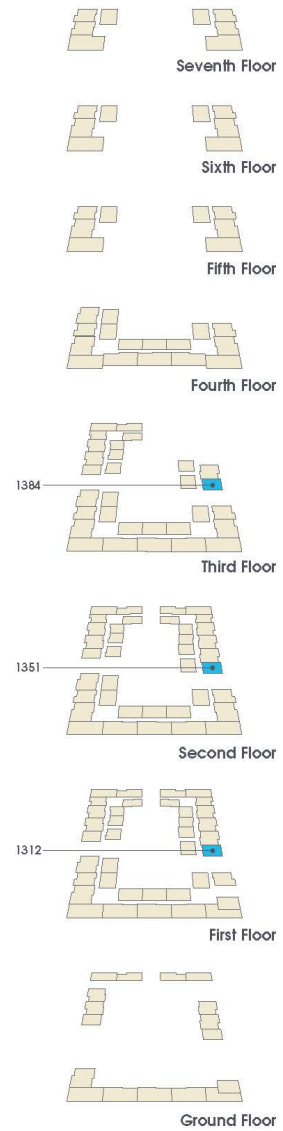
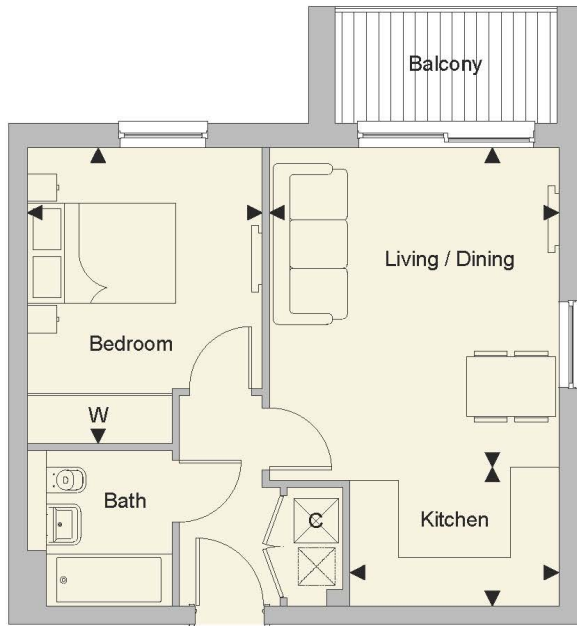
Electricity supply: Mains

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.



Plot locator

1 Bedroom Apartment
1312, 1351, 1384



Key

- C Cupboard
- W Fitted Wardrobe
- ▶ Measurement Points
- ⊠ Mechanical Ventilation System
- ⊠ Plumbing for washing machine

Dimensions

Total Area	44.3 m²	477.3 sq ft
Living/Dining	Kitchen	Bedroom
3.9m x 4.3m	2.8m x 1.8m	3.1m x 3.9m
12'8" x 14'0"	9'2" x 6'1"	10'4" x 13'0"

Apartment layouts provide approximate measurements only. Dimensions, which are taken from the indicated points of measurement are for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. Apartment areas are provided as gross item of areas under the RICS measuring practice. All measurements and areas may vary within a tolerance of 5%. Kitchen layouts are indicative only and are subject to change. Floor plans not to scale.