

25 Tuscan close

Tilehurst, RG30 6DF

Guide price £315,000 Freehold





VP - This delightful two-bedroom terraced house offers a perfect blend of comfort and convenience. With allocated parking and the added benefit of a garage, this property is ideal for those seeking both space and accessibility.

Upon entering, you are welcomed by an inviting entrance hall that leads to a spacious living room, perfect for relaxation and entertaining. The heart of the home is undoubtedly the refitted kitchen dining room, which boasts modern fixtures and fittings. This area is enhanced by a door that opens directly onto an enclosed rear garden, featuring a charming patio and a well-maintained lawn, providing an excellent space for outdoor enjoyment and gatherings. The garden also includes a rear access gate, adding to its practicality.

On the first floor, you will find two comfortable bedrooms, each offering a peaceful retreat. These rooms are complemented by a well-appointed bathroom, ensuring that all your needs are met within this lovely home.

The location is particularly advantageous, as it is close to a variety of amenities, including shops, bus routes, and parks. Families will appreciate the proximity to schools, making this property an excellent choice for those with children. Additionally, Tilehurst train station is nearby, providing easy access to Reading and beyond.

Council tax band - C

- TWO BEDROOMS
- ALLOCATED PARKING
- GARAGE
- ENCLOSED REAR GARDEN WITH REAR ACCESS
- REFITTED KITCHEN
- CUL DE SAC LOCATION
- 360 VIRTUAL TOUR

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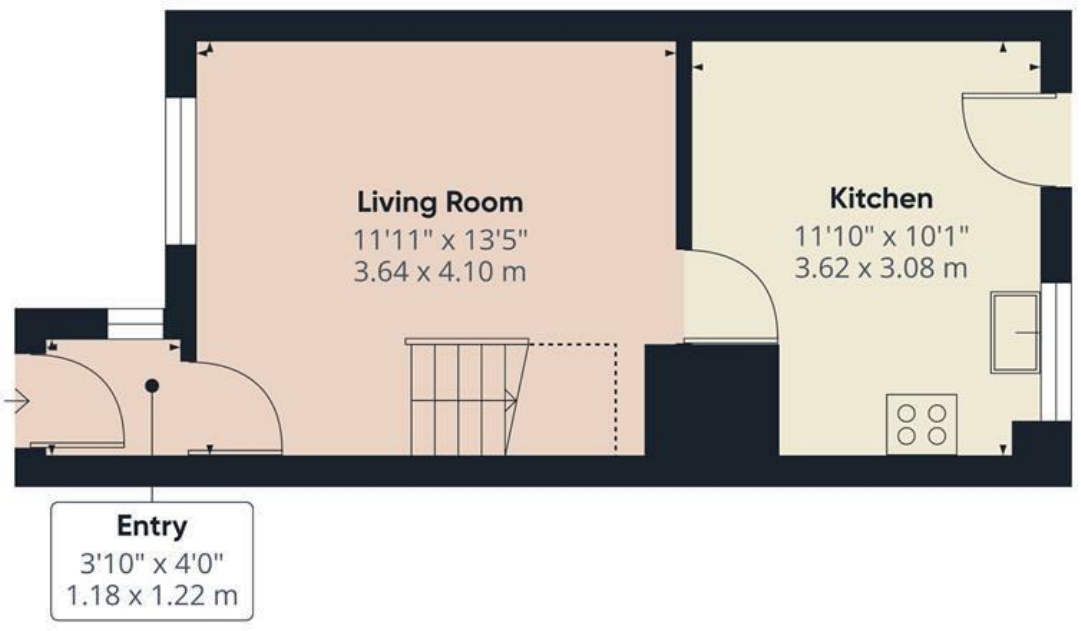




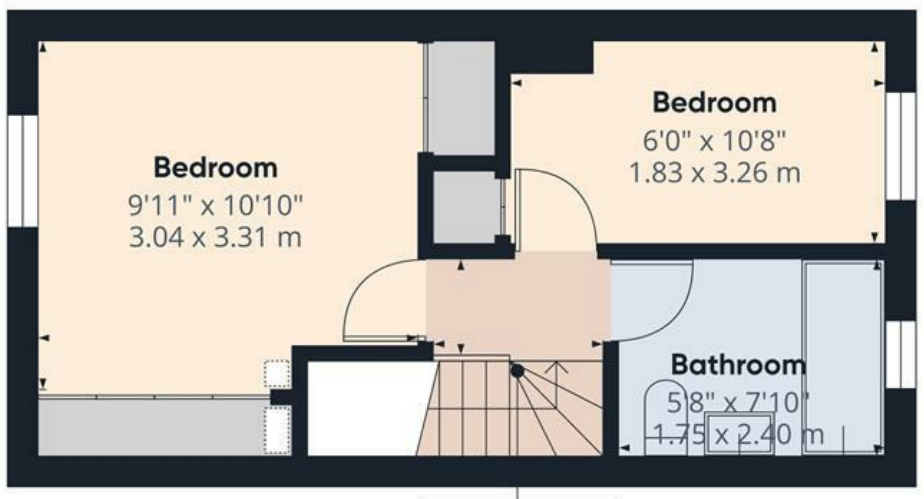








Ground Floor





Floor 1

Vp
Village Properties

Approximate total area(1)

540 ft²

50.2 m²

Reduced headroom

14 ft²

1.3 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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