



## Maine Street, Reading, RG2 6AZ

**£575,000**

5 BED SEMI DETACHED NEW ENGLAND STYLE INSPIRED FAMILY HOME FOR SALE

GREEN PARK VILLAGE READING

SET OVER 3 FLOORS THIS FAMILY HOME HAS AN OPEN PLAN LIVING AREA, 5 BEDROOMS, 3 BATHROOMS PARKING AND A PRIVATE GARDEN

THE DEVELOPMENT IS SET AROUND A LAKE WITH AMPLE AMENITIES ON SITE & READING TOWN CENTER & CROSSRAIL IS NEARBY

FREEHOLD

- 5 BEDROOM HOUSE
- NEW ENGLAND INSPIRED HOUSE
- LOCATED IN GREEN PARK VILLAGE READING
- SET OVER 3 FLOORS
- 60 ACRE SITE SET AROUND A LAKE
- FREEHOLD
- DEVELOPED BY "ST EDWARD"
- SEMI DETACHED WITH PARKING AND GARDEN
- 6 MINS TO READING CENTER & CROSSRAIL
- FOR SALE

# Maine Street, Reading, RG2 6AZ



GREEN PARK VILLAGE



GREEN PARK VILLAGE



MAINE STREET



KITCHEN



BEDROOM



KITCHEN

**Maine Street, Reading, RG2 6AZ**



**KITCHEN/DINER**



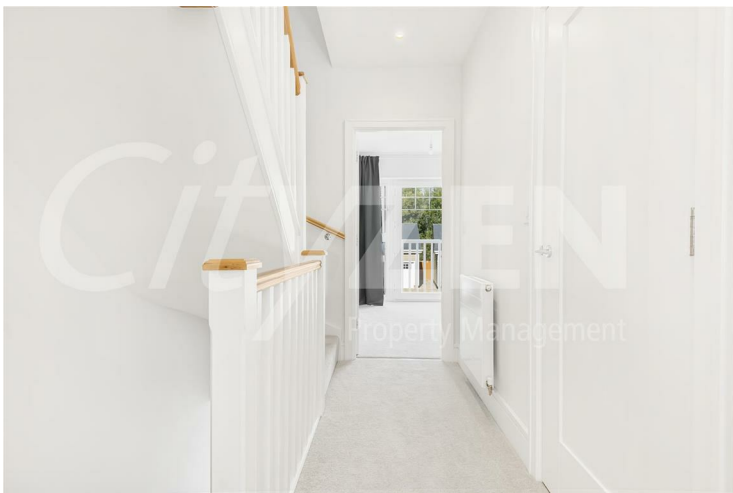
**BEDROOM**



**BEDROOM**



**SHOWER ROOM**



**HALLWAY**



**SHOWER ROOM**

Maine Street, Reading, RG2 6AZ



BEDROOM



REAR GARDEN



JULIET BALCONY



REAR GARDEN



REAR GARDEN



REAR GARDEN

**Maine Street, Reading, RG2 6AZ**



**MAINE STREET**



**BATHROOM**



**BEDROOM**



**KITCHEN**



**BATHROOM**



**MAINE STREET**

# Maine Street, Reading, RG2 6AZ



HALLWAY



KITCHEN/DINER



GUEST WC



KITCHEN/DINER

**Approximate Gross Internal Area 1485 sq ft - 138 sq m**

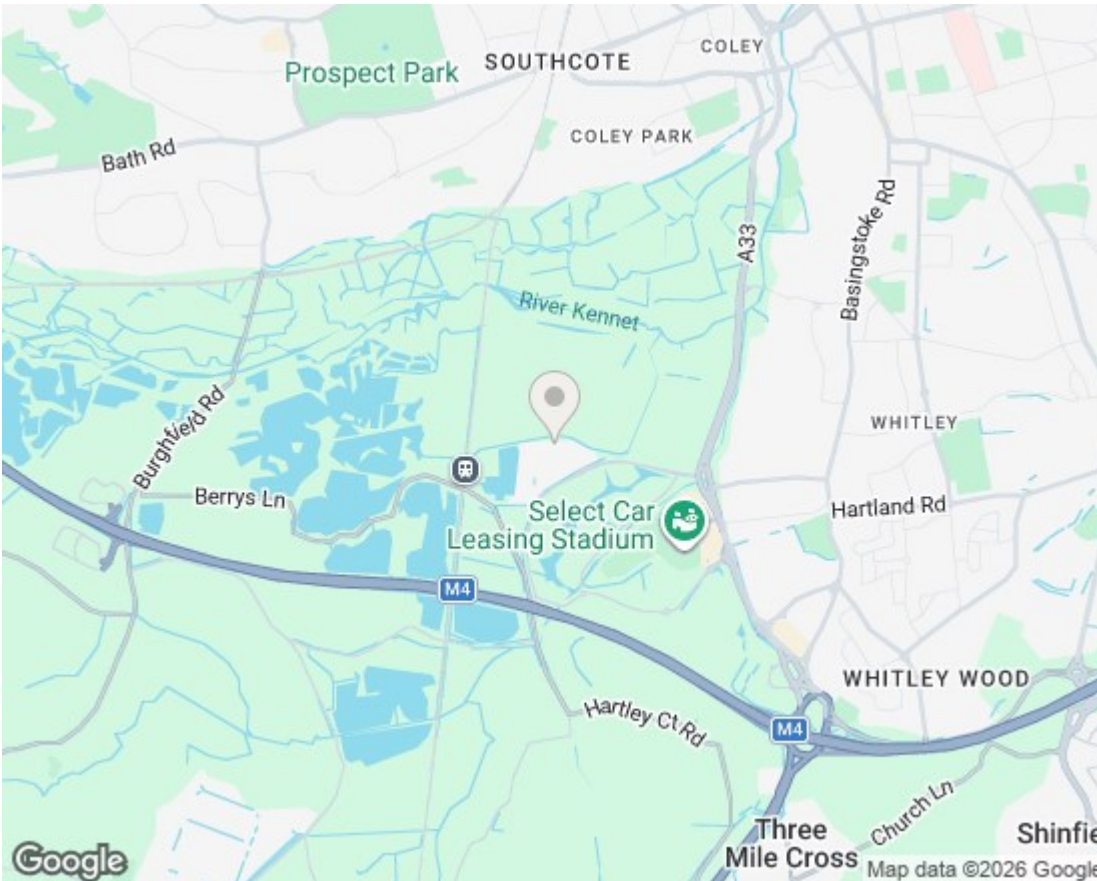
Ground Floor Area 495 sq ft – 46 sq m

First Floor Area 495 sq ft – 46 sq m

Second Floor Area 495 sq ft – 46 sq m



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			93
(81-91) B		86	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	
Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.