

Property ref: 179571

**Morgan Road,
Reading, RG1 5HG**

£725 PCM

HASLAM'S
Lettings



A very well presented first floor spacious room benefiting from its own kitchenette and shared use of four bathrooms within a substantial house, situated in a sought after residential location within a short walk of the Royal Berkshire Hospital, Reading University and Reading town centre. Reading Borough Council tax band G (whole house) - Council tax included in sundry.

Available Now

- One double bedroom; Private kitchenette
- Shared bathroom; Communal laundry room
- Gas central heating; EPC rating D
- Parking available for £20pcm; Total floor area TBC
- £250pcm on top of the rent to cover council tax, water, gas, electric and Wi-Fi
- Furnished; Access to communal garden; 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

Gas 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.



