



**Beecham Road
, Reading, Berkshire RG30 2RD
£1,100 Per Calendar Month**

NEA LETTINGS: Situated just 0.9 miles from Reading West train station, this recently refurbished and beautifully presented first-floor one-bedroom apartment offers modern living in a convenient location, with excellent access to Reading town centre and the mainline railway station. The property features a spacious double bedroom, a bright and welcoming living room, a well-appointed kitchen, and a contemporary bathroom. Further benefits include off-road parking. Available immediately. EPC Rating: D.

DISCLAIMER: These particulars are a general guide only, they do not form part of any contract. Video content and other marketing material shown are believed to be an accurate and fair representation of the property at the time the particulars were created. Please ensure you have made all investigations, and you are satisfied that all your property requirements have been met if you make an offer without a physical viewing.

Beecham Road, Reading, Berkshire RG30 2RD

- NEA Lettings
- 1st Floor Flat
- Unfurnished
- Off road parking
- EPC Rating C
- Reading
- One bedroom
- Close to Transport links
- Council tax band B
- Available immediately

Entrance hall



Stairs leading up to the entrance of the property.

Living room



A cosy, carpeted living room featuring windows overlooking the front of the property, creating a bright and welcoming space.

Bedroom



A generously sized, carpeted bedroom overlooking the rear of the property.

Kitchen

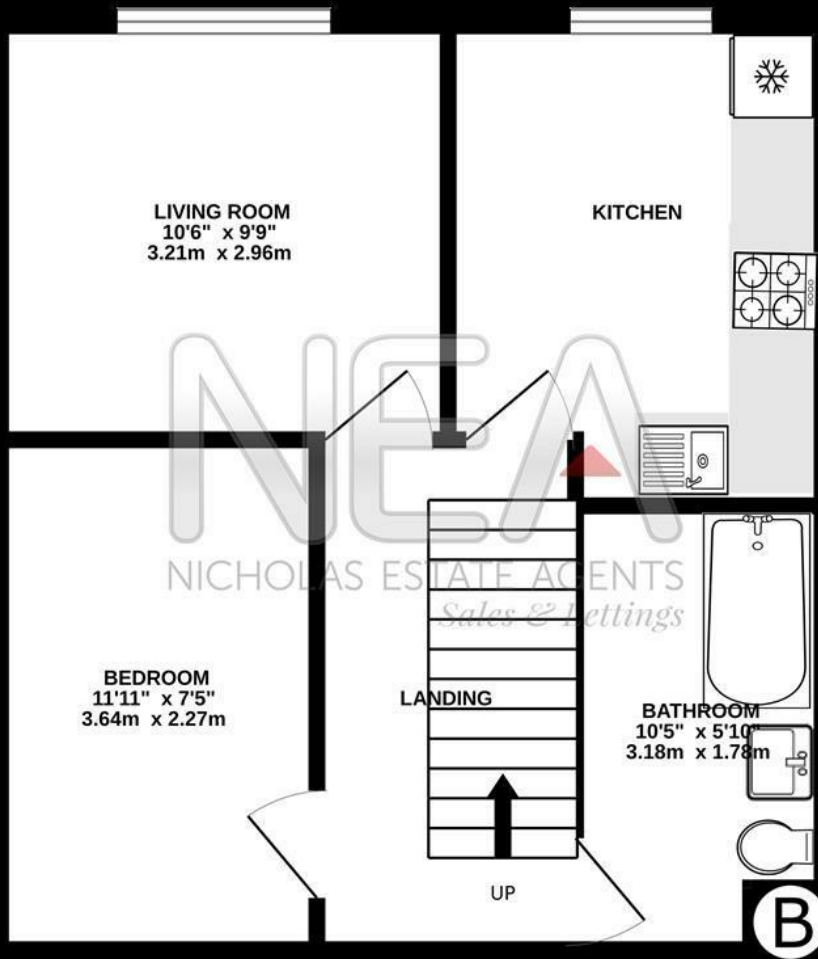


A well-equipped kitchen featuring a fridge/freezer, four-ring gas hob with oven and extractor fan, along with a washing machine with integrated dryer function. Space for table and chairs.

Bathroom

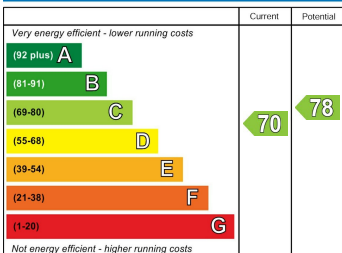


A spacious bathroom featuring a bath with overhead shower, wash basin, and WC. The room also benefits from a useful storage cupboard housing the boiler.



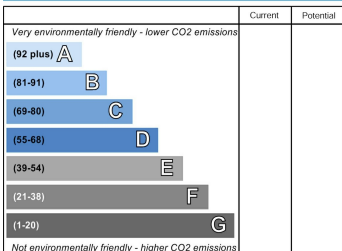
NEA
NICHOLAS ESTATE AGENTS
Sales & Lettings

Energy Efficiency Rating



England & Wales EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating



England & Wales EU Directive 2002/91/EC

