



4  3  2 

Burghfield Road, Reading, Reading

BELVOIR!

£715,000



Key Features

- > Extended Four Bedroom Semi Detached House
 - > Freehold
- > Council Tax Band - D
 - > EPC Rating - C
 - > Two Bathrooms
- > Large Rear Garden
- > Tenure: Freehold

Patrick Williams are delighted to bring to the market this stunning character double bay fronted semi detached house which has been extended to provide the perfect family home. Beautifully presented throughout the accommodation is arranged over three floors, the ground floor comprising of a welcoming entrance hall, lounge, magnificent open plan fitted kitchen/dining room which features an Atrium skylight a second sitting room and a cloakroom. The garage has been converted into a utility room retaining a storage area to the front.

To the first floor there are three bedrooms and a fully tiled family bathroom whilst the whole of the second floor is dedicated to the main



bedroom with an en suite bathroom.

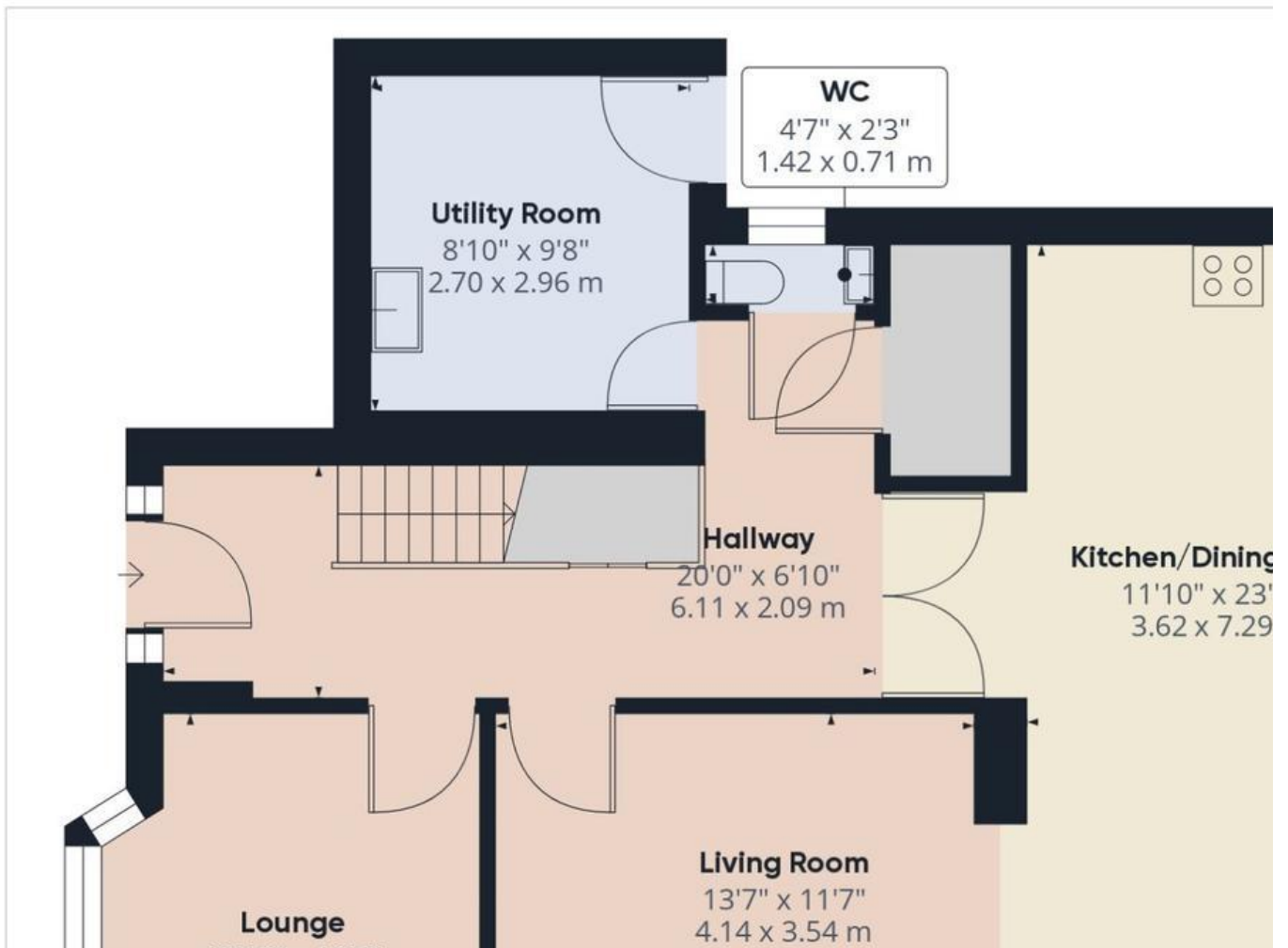
Outside to the front there is a driveway which provides ample off road parking and to the rear a large mature garden offering a high degree of privacy.

Internal viewing of this impressive home could not be more highly recommended.

We can refer you onto Mortgage Advice Bureau for help with finance. We may receive a fee of £250.00 if you take out a mortgage through them. If you require a solicitor to handle your purchase we can refer you onto Setfords Solicitors or Juno. We may receive a fee of £250.00 if you use their services.

Please note that all buyers attend property viewings at their own risk and must assess any hazards themselves.

Please be advised that a fee of £80 including VAT will be charged to complete the necessary anti-money laundering and identity verification checks for prospective clients wishing to purchase through ourselves. This fee is non-refundable and is required to ensure compliance with legal obligations and regulatory standards.



Contact us today to arrange a viewing...

BELVOIR!

www.belvoir.co.uk

01189 420777