

Property ref: 110660

**Bulmershe Road,
Reading, RG1 5RJ**

£199,950

HASLAM'S
Sales



Located in a prime address with the favoured University area of Reading is this recently refurbished apartment. The property has been sympathetically converted within an attractive period building and is ideally positioned for easy access to the town centre, hospital and transport links. The apartment has been finished to a high standard and benefits from well-kept communal areas and a pleasant garden which is for the shared use by the residents and is offered for sale with no onward chain.

- Bedroom with door to garden
- Separate living room with oak floor
- Fitted kitchen with oven & hob
- Modern bathroom suite with shower
- Video phone entry system; Double glazed; Gas central heating
- Communal residents garden; EPC rating: D

Sitting/Dining Room

4.22m (13'10) x 3.45m (11'4)

Kitchen

2.57m (8'5) x 1.7m (5'7)

Bedroom

3.78m (12'5) x 1.7m (5'7)

Outside

Residents have shared use of a well-kept communal garden which incorporates a low maintenance paved and concrete area with raised pond and shrub beds with a shed and greenhouse located to the rear. There is side access to the front of the property.

Parking

Residents parking permit will be required to park on Bulmershe Road

General Note

Local Authority: reading Borough Council

Council Tax Band: A

Remaining lease length: Currently being extended to 125 years

Proposed service charge (subject to final confirmation): £800 per annum

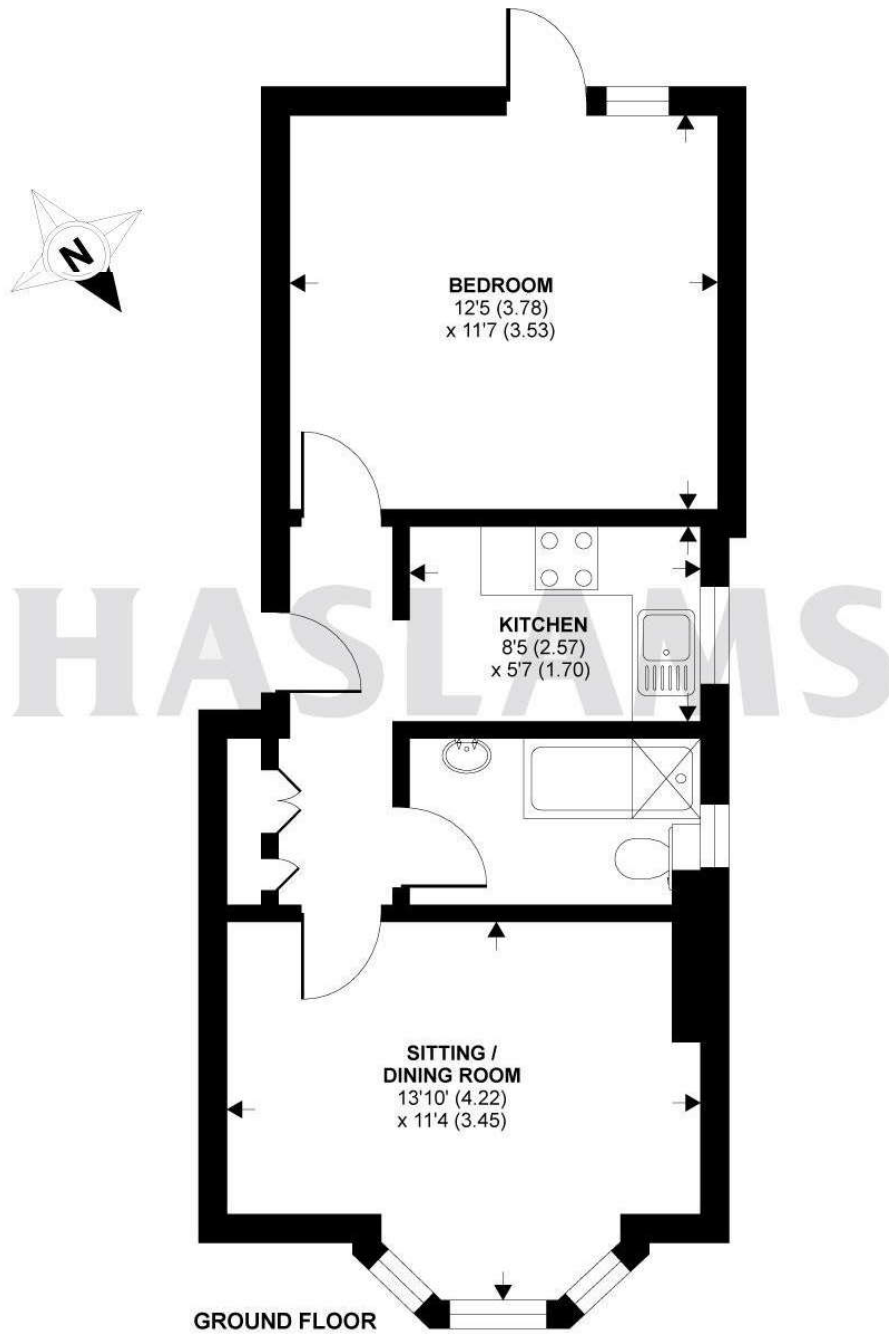
Ground rent charge: £200 per annum

Please note: Lease and service charge detail is provided as a guide and is based on information supplied by the seller.



Bulmershe Road, Reading, RG1

APPROX. GROSS INTERNAL FLOOR AREA 432 SQ FT 40 SQ METRES



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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